

**CITY OF SOUTH JORDAN**  
**STATE OF UTAH**

**Comprehensive Annual Financial Report**  
**For the Year Ended June 30, 2006**

Prepared by:  
City of South Jordan, Division of Finance

Marcus Arbuckle  
NaDeen Borup  
Amy Harrington  
Dean Lundell  
Sunil K. Naidu  
Leah Pryor

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**CITY OF SOUTH JORDAN**  
**COMPREHENSIVE ANNUAL FINANCIAL REPORT**  
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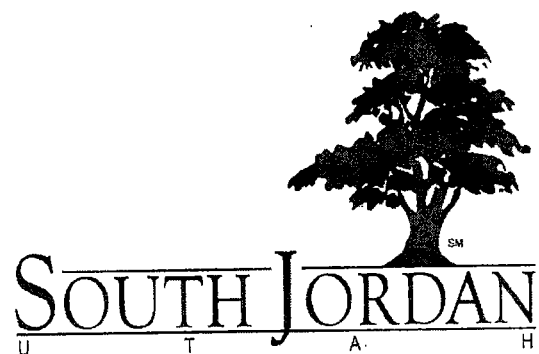
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## INTRODUCTORY SECTION



Mayor-William Kent Money  
Council Member-Brian C. Butters  
Council Member-David W. Colton  
Council Member-Bradley G. Marlor  
Council Member-Larry Short  
Council Member-Leona Winger



City Manager-Ricky A. Horst

1600 West Towne Center Drive / South Jordan, UT 84095/ Telephone (801) 254-3742 / Fax (801) 254-3393  
e-mail: [info@sjc.utah.gov](mailto:info@sjc.utah.gov) <http://sjc.utah.gov>

December 31, 2006  
The Honorable Mayor and  
Members of the City Council  
South Jordan City, Utah

Re: Finance Officer's transmittal letter and report on financial statements.

The Comprehensive Annual Financial Report (CAFR) of the City of South Jordan (the City) for the fiscal year ended June 30, 2006, is hereby submitted as mandated by both local ordinances and state statutes. These ordinances and statutes require the City issue a report on its financial position and activity, and this report be annually audited by an independent firm of certified public accountants. We believe the information, as presented, is accurate in all material aspects, and is presented in a manner designed to set forth fairly, in all material respects, the financial position and results of operations of the City as measured and reported by the financial activity of its various funds; and that all disclosures necessary to enable the reader to gain an adequate understanding of the City's financial affairs have been included.

This CAFR has been prepared by the City of South Jordan Finance Division. Management assumes full responsibility for the completeness and reliability of the information contained in this report, based upon a comprehensive framework of internal control that it has established for this purpose. Because the cost of internal control should not exceed anticipated benefits, the objective is to provide reasonable, rather than absolute, assurance that the financial statements are free of any material misstatements.

Generally accepted accounting principles require that management provide a narrative introduction, overview, and analysis to accompany the basic financial statements in the form of Management's Discussion and Analysis (MD&A). This letter of transmittal is designed to complement MD&A and should be read in conjunction with it. The City's MD&A can be found immediately following the report of the independent auditors.

This CAFR is presented in three main sections:

1. *The Introductory Section*, which includes this letter of transmittal, the City's organizational chart, and a list of City officials.
2. *The Financial Section*, which includes the independent auditor's report, MD&A, the basic financial statements, required supplementary information (RSI), and other supplementary information which includes schedules for individual funds.
3. *The Statistical Section*, which provides a history of selected financial and demographic information.

The financial reporting entity (the City) includes all of the funds of the primary government (i.e., the City as legally defined), as well as all of its component units. Component units are legally separate entities for which the primary government is financially accountable. Blended component units, although legally separate entities, are, in substance, part of the primary government's operations and are included as part of the primary government. Accordingly, the South Jordan Redevelopment Agency and Municipal Building Authority are reported in this CAFR as a special revenue fund and a capital project fund, respectively.

## GOVERNMENTAL STRUCTURE, LOCAL ECONOMIC CONDITION AND OUTLOOK

### *Governmental Structure*

Under the city manager form of government, by ordinance, legislative powers are vested in a governing body, consisting of a Mayor and five members of a City Council. The government is empowered to levy a property tax on both real and personal property located within its boundaries. The Council Members are elected by district and serve staggered four-year terms. They are assisted by a City Manager who is responsible for establishing and implementing City policies, carrying out the ordinances of the City Council, and overseeing the day-to-day operations of the government.

The City provides the full range of municipal services normally associated with a municipality. In brief, the general governmental functions include police and fire protection; park construction and maintenance; street construction and maintenance; public improvements; engineering; building inspection; planning and zoning; and administrative services. The City also operates water and waste collection as enterprise funds.

### *Economic Condition and Outlook*

The City of South Jordan, incorporated in 1935, is located in the southern part of the Salt Lake Valley. The City is a rapidly growing suburban community encompassing 21.8 square miles. The City's population is approximately 46,086 as of June 30, 2006. This represents an increase of 9.44 percent over the previous year. We anticipate the population in South Jordan will continue to increase at a rapid rate.

The added population has placed increased demands on services, but the City has adopted a conservative approach to the expansion of various public services. The general philosophy of the City is that increased revenues from existing taxes and other revenue sources must provide the base for the expansion of public expenditures. As demonstrated over the past several years, the City is committed to this philosophy.

Following statewide trends, South Jordan experienced significant, positive economic growth during FY 05-06. The City's sales tax revenues increased in excess of 34 percent from the previous year. This statistic is indicative of the City's efforts to expand its sales tax base. Ongoing expansion of the City's population and sales tax base, is expected to continue to increase for the foreseeable future.

## MAJOR INITIATIVES

The City's Staff, following specific directives of the City Council and Mayor, have been involved in a variety of projects throughout the year. These projects reflect the City's commitment to ensuring that the citizens of South Jordan are able to live and work in a desirable environment. During the fiscal year 2005-06, the City had several significant projects. Some of these projects are listed below:

1. Ice Rink. A 24,600 sq. ft. ice skating rink was completed in November 2005. This rink is free to the public and is used as a fountain during summer months. Surrounding the rink are fire pits/warmers and benches for spectators.
2. Culinary Water System Upgrade. The City is currently working on a \$23 million culinary water project. This project will make significant improvements to the City's culinary water system.
3. Gale Center of History and Culture. This facility houses City Leisure Services offices along with multiple history exhibits relating to the City of South Jordan. The Center also has an auditorium which is available for rental and public use. The facility opened in July 2006, though additional improvements are ongoing.
4. Future Public Safety/Court Building. During the year, the City acquired land for the construction of a building which will house Police and Justice Court operations.
5. Oquirrh Shadows Park. The City is also in the process of making major improvements to Oquirrh Shadows Park. One of the primary new features will be a splash pad to provide summer recreation for South Jordan's citizens.
6. Redwood Road and 10400 South. Utah Department of Transportation(UDOT) is currently making major improvements to increase capacity of these two roads in the City. In coordination with UDOT, the City will be making upgrades and increasing capacity of City-owned utility assets.

7. Leisure Services Master Plan. The City is currently working with consultants to revise South Jordan's Leisure Services Master Plan. This project will help to identify and prioritize parks and recreation facilities and services in order to better meet the needs of South Jordan residents.

The City Council recognizes the need to develop the City's economic base in order to provide the necessary services, i.e., recreation, roads, water, etc. to its citizens. Efforts are being made by the City to attract new businesses and to promote the type of activities that will enhance the quality of life in the community. These businesses include restaurants, office buildings, and the University of Southern Nevada campus.

The City currently has ten redevelopment areas (RDA's). These areas are formed with the intent of encouraging new development within the City. Several new office and retail establishments, including a new Walmart store, have opened within these RDA boundaries.

Numerous retail establishments have either already opened or are under construction in the "District" redevelopment area. During the year, LHM Megaplex 20, Target, JC Penney, Famous Footwear, and Petco began operations. Other business soon to come online are: Chase Bank, Key Bank, Harmons, Applebee's, Rumbi's and Village Inn. The City will continue to encourage development through the use of redevelopment areas.

## **FINANCIAL INFORMATION**

South Jordan's financial statements reflect the rapid growth of the City. The balance in the City's General Fund increased by \$492,928 during the fiscal year to end with a balance of \$3,889,968. This amount represents an increase of \$1,523,617 from five years ago. During the same five-year period, the City's governmental funds revenues increased from \$16,639,942 to \$36,358,405, and expenditures increased from \$21,917,449 to \$35,011,323. Growth in proprietary funds has increased during this period as well. Proprietary fund revenues increased from \$5,542,960 to \$12,616,649 since fiscal year 2001, while operating expenses rose from \$4,881,459 to \$9,454,820.

As a recipient of federal, state financial assistance, the City is also responsible for ensuring that an adequate internal control structure is in place and to document compliance with applicable laws and regulations related to these programs. This internal control structure is subject to periodic evaluations by Administration. The audit for the fiscal year ended June 30, 2006, disclosed no material internal control weaknesses or material violations of laws and regulations.

The City's budget serves as the foundation for its financial planning and control. City Management prepares a proposed annual budget which is presented to the City Council for review no later than the first council meeting in May. The Council is required to hold a public hearing on the proposed budget and to adopt the final budget prior to June 22, unless the City proposes a property tax in excess of the its certified tax rate. In that case, a tentative budget is adopted and is in force until a public hearing is held to approve the increase.

The budget is prepared by fund, and the General Fund is further divided into departments. Department heads may make transfers of appropriations within a department. Transfers in appropriations between departments, or increases in revenues require the approval of the City Council. Activities of the General Fund, special revenue funds, debt service funds and capital project funds are included in the annual appropriated budget. The level of budgetary control (i.e., the level where expenditures cannot legally exceed the appropriate amount) is at the department level within the General Fund and the fund level for all other funds.

As demonstrated by the statement included in the financial section of this report, the City continues to meet its responsibility for sound financial management.

### ***Cash Management***

The City Treasurer focuses on safety, liquidity and yield of investments. The highest priority of cash management and investments is to ensure adequate funds are available to meet City obligations and that all investments are in safe instruments. Yield, while important, is considered third priority after safety and liquidity. All City funds are invested

in accordance with the guidelines established by the Utah Money Management Act and in institutions approved by the Utah State Treasurer's Office.

### ***Risk Management***

The City is exposed to a variety of accidental losses and has established a risk management strategy that attempts to reasonably minimize losses and the cost of carrying insurance. Risk control techniques have been established to provide reasonable assurance that City employees are aware of their responsibilities regarding loss exposures related to their duties. In a similar manner, risk control techniques have been established to reduce possible losses to property owned, or under the control of the City. Furthermore, supervisory personnel are held responsible for monitoring risk control techniques on an operational basis.

## **OTHER INFORMATION**

### ***Independent Audit***

State statutes require an annual audit by independent certified public accountants. The firm of Gilbert & Stewart was selected by the City Council to perform this audit. This audit was designed to meet the requirements set forth in the Utah State statutes. Generally accepted auditing standards and the standards set forth in the General Accounting Office's Government Auditing Standards were used by the auditors in conducting the engagement. The auditor's report on the general purpose financial statements and combining report on the general purpose financial statements and combining and individual fund statements are included in the financial section of this reports.

### ***Awards***

The Government Finance Officers Association of the United States and Canada (GFOA) awarded a Certificate of Achievement of Excellence in Financial Reporting to the City of South Jordan for its CAFR, for the fiscal year ended June 30, 2005. The Certificate of Achievement is a prestigious national award recognizing conformance with the highest standards for preparation of state and local government financial report.

In order to be awarded a Certificate of Achievement, a governmental unit must publish an easily readable and efficiently organized CAFR, whose contents conform to program standards. Such a CAFR must satisfy both generally accepted accounting principles and applicable legal requirements.

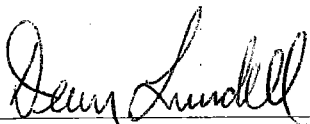
A Certificate of Achievement is valid for a period of one year only. The City has received a Certificate of Achievement for the past 20 years. We believe our current report continues to meet the Certificate of Achievement Program requirements and we are submitting it to GFOA to determine its eligibility for another certificate.

### ***Acknowledgments***

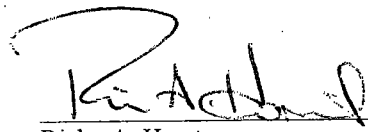
We would like to thank Mayor and the City Council for their interest and support in planning and conducting the financial operations of the City in a dedicated and responsible manner.

The preparation of the CAFR on a timely basis could not have been accomplished without the efforts and dedication of the City staff. We would like to express our appreciation to our staff and other personnel from various agencies and authorities who assisted in its preparation.

Respectfully submitted,



Dean Lundell  
Finance Director



Ricky A. Horst  
City Manager

# Certificate of Achievement for Excellence in Financial Reporting

Presented to

City of South Jordan  
Utah

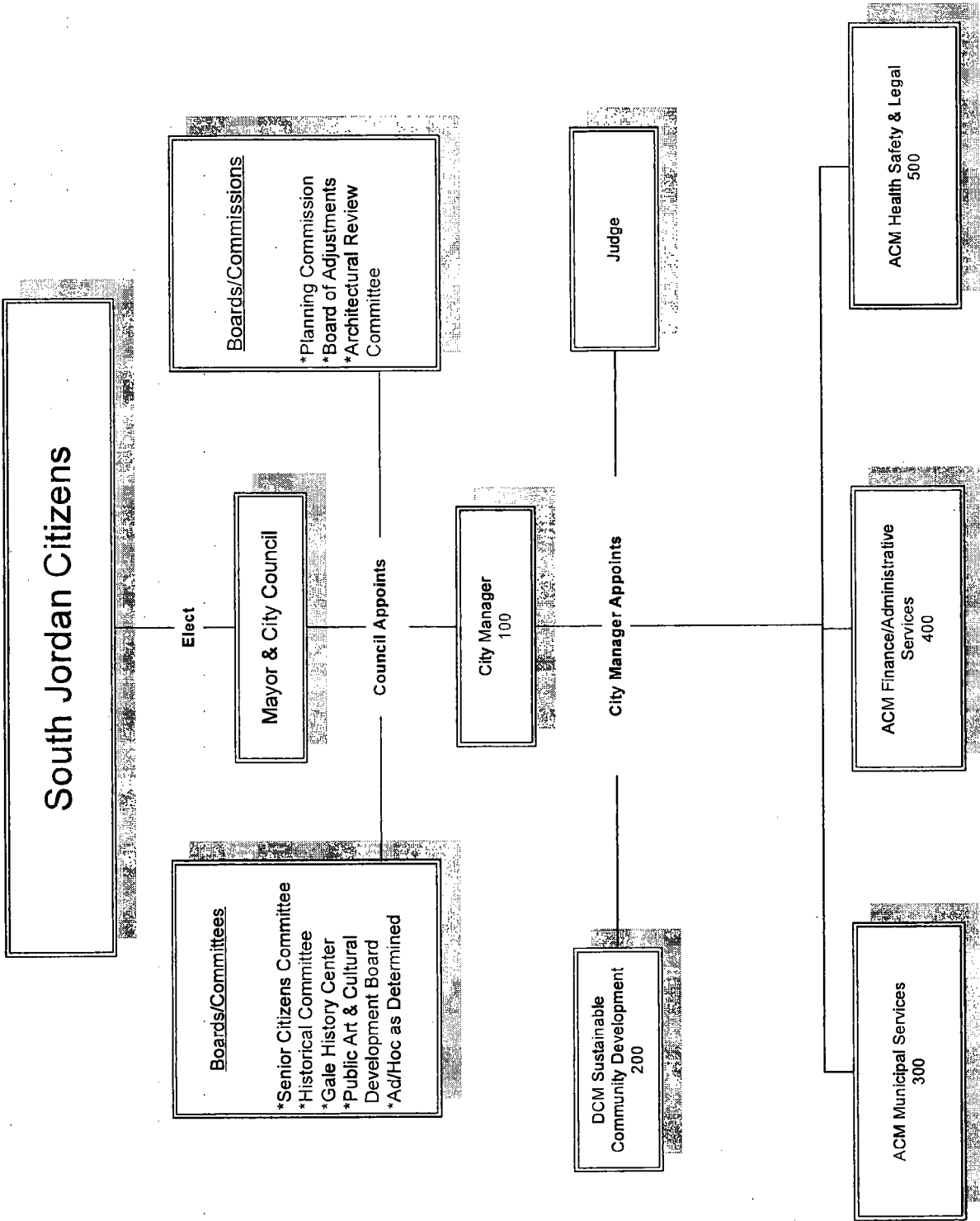
For its Comprehensive Annual  
Financial Report  
for the Fiscal Year Ended  
June 30, 2005

A Certificate of Achievement for Excellence in Financial Reporting is presented by the Government Finance Officers Association of the United States and Canada to government units and public employee retirement systems whose comprehensive annual financial reports (CAFRs) achieve the highest standards in government accounting and financial reporting.



President

Executive Director





**CITY OF SOUTH JORDAN**  
List of Elected and Appointed Officials  
June 30, 2006

Elected Officials

Mayor  
Council Member  
Council Member  
Council Member  
Council Member  
Council Member

William Kent Money  
Brian C. Butters  
David W. Colton  
Bradley G. Marlor  
Larry Short  
Leona Winger

Appointed Officials

City Manager  
Deputy City Manager  
Assistant City Manager - Health, Safety & Legal  
Assistant City Manager - Municipal Services  
Assistant City Manager - Finance & Admin. Services  
Municipal Court Judge  
City Attorney  
City Treasurer

Ricky A. Horst  
Gary L. Whatcott  
John H. Geilmann  
I. Robert Wall  
Laurie Tanner  
Clinton E. Balmforth  
John H. Geilmann  
Kelly Pfof

## FINANCIAL SECTION



## AUDITOR'S REPORT



**GILBERT & STEWART**  
CERTIFIED PUBLIC ACCOUNTANTS  
A PROFESSIONAL CORPORATION

RANDEL A. HEATON, C.P.A.  
LYNN A. GILBERT, C.P.A.  
JAMES A. GILBERT, C.P.A.  
BEN H. PROBST, C.P.A.

SIDNEY S. GILBERT, C.P.A.  
JAMES E. STEWART, C.P.A.

190 WEST 800 NORTH  
SUITE 100  
PROVO, UTAH 84601  
TELEPHONE (801) 377-5300  
FAX (801) 373-5622

**INDEPENDENT AUDITOR'S REPORT**

The Honorable Mayor and City Council  
City of South Jordan, Utah

December 6, 2006

We have audited the accompanying financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of South Jordan, Utah (City) as of and for the year ended June 30, 2006, which collectively comprise the City's basic financial statements, as listed in the table of contents. These financial statements are the responsibility of the City's management. Our responsibility is to express opinions on these financial statements based on our audit.

We conducted our audit in accordance with auditing standards generally accepted in the United States of America. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall financial statement presentation. We believe that our audit provides a reasonable basis for our opinions.

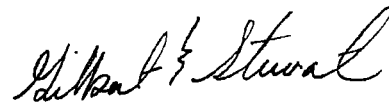
In our opinion, the basic financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, business-type activities, each major fund, and the aggregate remaining fund information of the City of South Jordan as of June 30, 2006, and the respective changes in financial position and cash flows, where applicable, for the year then ended in conformity with accounting principles generally accepted in the United States of America.

In accordance with *Government Auditing Standards*, we have issued a report dated December 6, 2006 on our consideration of the City of South Jordan's internal control over financial reporting and on our test of its compliance with certain provision of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing and not to provide an opinion on the internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* and should be considered in conjunction with this report in considering the results of our audit.

The management's discussion and analysis and budgetary information are not a required part of the basic financial statements, but are supplementary information required by accounting principles

Generally accepted in the United States of America. We have applied certain limited procedures, which consisted principally of inquiries of management regarding the methods of measurement and presentation of the required supplementary information. However, we did not audit the information and express no opinion on it.

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City of South Jordan's basic financial statements. The introductory section, combining and individual nonmajor fund financial statements, Impact fee analysis capital asset schedules, and statistical tables are presented for purposes of additional analysis and are not a required part of the basic financial statements. The combining and individual nonmajor fund financial statements have been subjected to the auditing procedures applied in the audit of the basic financial statements and, in our opinion, are fairly stated in all material respects in relation to the basic financial statements taken as a whole. The introductory section, Impact fee analysis capital assets schedules, and statistical tables have not been subjected to the auditing procedures applied in the audit of the basic financial statements and, accordingly, we express no opinion on them.



GILBERT & STEWART  
*Certified Public Accountants*

## **CITY OF SOUTH JORDAN, UTAH MANAGEMENT'S DISCUSSION AND ANALYSIS**

As management of the City of South Jordan, we offer readers of the City's financial statement this narrative overview and analysis of the financial activities of the City for fiscal year ended June 30, 2006. We encourage readers to consider the information presented here in conjunction with additional information that we have furnished in our letter of transmittal, which can be found on page 2 of this report.

### **FINANCIAL HIGHLIGHTS**

- The total net assets of the City of South Jordan increased 29.22% to \$197,968,092. This is made up of \$156,933,172 in capital assets net of related debt and \$41,034,920 in other net assets.
- As of June 30, 2006 the City's governmental funds reported a combined fund balance of \$21,566,178. This represents a 16.11% increase from the previous year.
- The City's General Fund balance as of June 30, 2006 is \$3,889,968. This is an increase of \$492,928 from last year's balance of \$3,397,040. Utah State Law allows that any balance in excess of 5% of the total estimated revenues may be utilized for budget purposes. The maximum fund balance allowed is 18% of estimated revenues. The City's General Fund balance is at the maximum level of 18%.
- As South Jordan continues to grow, so does its sales tax base. The City's revenue collections from sales tax increased 34.65% from a 2005 level of \$3,658,972 to \$4,926,279 in 2006.
- The City received total of \$29,641,533 in capital grants and contributions. These contributions consisted primarily of infrastructure assets, which were built by developers and then donated to the City.
- The City refunded its series 2004 MBA bonds during the 2006 fiscal year. The original \$12,500,000 in bonds was refunded with series 2005 MBA bonds with a par value of \$9,505,000. The City used \$3,000,000 of its own funds to pay the principal of the remaining bonds.

### **REPORT OVERVIEW**

This discussion and analysis is intended to serve as an introduction to the City's basic financial statements. The City's basic financial statements are comprised of three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the financial statements. This report also contains other supplementary information in addition to the basic financial statements.

## GOVERNMENT-WIDE FINANCIAL STATEMENTS

Government-wide financial statements are designed to provide readers with a broad overview of the City's finances, in a manner similar to a private-sector business.

*The Statement of Net Assets* presents information on all of the City's assets and liabilities, with the difference between the two reported as net assets. Over time, increases or decreases in net assets may serve as a useful indicator of whether the financial position of the City is improving or deteriorating. However, other non-financial factors should also be considered.

*The Statement of Activities* presents information showing how the City's net assets changed during the fiscal year. All changes in net assets are reported when the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus revenues and expenses are taken into account regardless of when cash is received or paid.

Both of the government-wide financial statements distinguish functions of the City that are principally supported by taxes and intergovernmental revenues (governmental activities) from other functions that are intended to recover all or a significant portion of their costs through user fees and charges (business-type activities).

The government-wide financial statements can be found on pages 27-29 of this report.

## FUND FINANCIAL STATEMENTS

A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The City also uses fund accounting to ensure and demonstrate compliance with finance-related requirements. All of the funds of the City can be divided into two categories: governmental funds and proprietary funds.

**Governmental Funds** – Governmental Funds are used to account for the same functions reported as governmental activities in the government-wide financial statements. These fund statements focus on how money flows into and out of these funds and the balances left at year-end that are available for spending. These funds are reported using an accounting method called modified accrual accounting, which measures cash and other financial assets that can be readily converted to cash. The governmental fund statements provide a detailed short-term view of the City's general government operations and the basic services it provides. Governmental fund information helps users determine the financial resources that can be spent in the near future to finance the City's programs. We describe the relationship (or differences) between governmental activities and governmental funds in a reconciliation included with the fund financial statements.

The City maintains the following fifteen individual governmental funds:

- General
- Debt Service
- Redevelopment Agency
- Municipal Building Authority
- Construction

- Street Lighting
- Storm Drain
- Recreation
- Recreation Center
- Community Development Block Grant
- Historical Preservation
- Parkway Care
- Glenmoor
- Workers Compensation
- Cemetery

Information is presented separately in the governmental fund balance sheet and in the governmental fund statement of revenues, expenditures, and changes in fund balances for the General, Debt Service, Redevelopment Agency, Municipal Building Authority, and Construction, all of which are considered to be major funds. Data from the other governmental funds are combined into a single, aggregated presentation. Individual fund data for each of these nonmajor governmental funds is elsewhere in this report.

The basic governmental fund financial statements can be found on pages 31-33 of this report.

***Proprietary Funds*** – The City maintains one type of proprietary fund, which is an enterprise fund. *Enterprise funds* are used to report the same functions presented as business-type activities in the government-wide financial statements. Proprietary funds provide the same type of information as the government-wide financial statements, only in more detail. The proprietary fund financial statements provide separate information for Water, Sanitation and Mulligans. These funds are all considered to be major funds of the City.

The basic proprietary fund financial statements can be found on pages 36-38 of this report.

***Notes to the financial statements*** – The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements. The notes to the financial statements begin on page 39 of this report.

***Required Supplementary Information (RSI)*** – This section contains budget to actual statements for the City's General Fund as well as its only major special revenue fund, which is the Redevelopment Agency Fund. The RSI section begins on page 70.

***Other Information*** – In addition to the above mentioned statements and reports, this report also presents other supplementary information and a statistical section which give additional and more detailed information to the reader. The supplemental section includes individual fund financial statements for the City's nonmajor funds as well as budget to actual statements for major funds not reported as RSI. The supplemental section also shows collections and budgeted expenditures for the City's impact fee revenues. The statistical section gives various financial and demographic data of the City, including trend analysis for certain financial data. The supplementary section begins on page 76, and the statistical section begins on page 101.



## GOVERNMENT-WIDE FINANCIAL ANALYSIS

As noted earlier, net assets may serve over time as a useful indicator of a government's financial position. In the case of the City of South Jordan, assets exceeded liabilities by \$197,968,092 as of June 30, 2006.

By far the largest portion of the City's net assets (79.25%) reflects its investments in capital assets (e.g., land, buildings, machinery, and equipment, improvements, construction in progress and infrastructure), less any related debt used to acquire those assets that is still outstanding. The City uses these capital assets to provide services to citizens; consequently, these assets are not available for future spending. Although the City's investments in its capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources, since the capital assets themselves cannot be used to liquidate these liabilities. The following table summarizes the City's Net Assets.

### CITY OF SOUTH JORDAN'S NET ASSETS

	Governmental Activities		Business-Type Activities		Total	
	2006	2005	2006	2005	2006	2005
Current and other assets	\$ 39,989,208	\$ 36,285,336	\$ 22,866,140	\$ 23,306,460	\$ 62,855,348	\$ 59,591,796
Capital assets	142,670,380	115,156,800	74,994,574	66,153,533	217,664,954	181,310,333
Total assets	182,659,588	151,442,136	97,860,714	89,459,993	280,520,302	240,902,129
Long-term debt outstanding	35,150,722	36,131,477	32,789,516	38,231,989	67,940,238	74,363,466
Other liabilities	11,792,047	10,780,479	2,819,929	2,553,260	14,611,976	13,333,739
Total liabilities	46,942,769	46,911,956	35,609,445	40,785,249	82,552,214	87,697,205
Net assets						
Invested in capital assets, net of related debt	106,761,733	79,256,640	50,171,439	40,959,558	156,933,172	120,216,198
Restricted	5,171,176	5,526,916	5,019,969	4,189,093	10,191,145	9,716,009
Unrestricted	23,783,914	19,746,624	7,059,861	3,526,093	30,843,775	23,272,717
Total net assets	\$ 135,716,823	\$ 104,530,180	\$ 62,251,269	\$ 48,674,744	\$ 197,968,092	\$ 153,204,924

An additional portion of the City's net assets (4.78%) represents resources that are subject to external restriction on how they may be used. The remaining balance of unrestricted net assets of \$31,609,603 may be used to meet the government's ongoing obligations to citizens and creditors.

As of June 30, 2006, the City is able to report positive balances in all three categories of net assets, both for the government as a whole, as well as for its separate governmental and business-type activities.

**Analysis of the City's Operations** – The following table provides a summary of the City's operations for the year ended June 30, 2006. Net Assets for governmental activities increased by \$31,186,643, which is an increase of \$19,352,822 from the previous year. Business-type activities increased by \$13,576,525 which represents an increase of \$6,723,004 from the previous year.

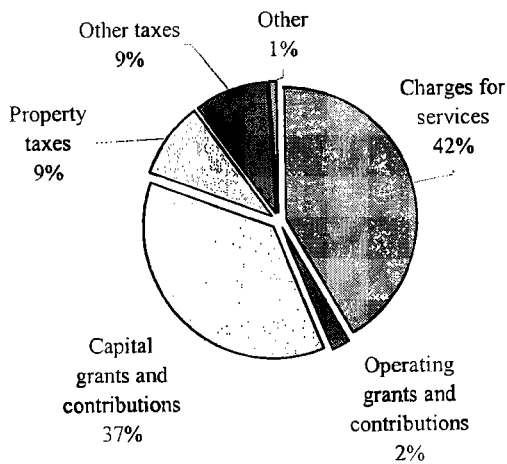
**CITY OF SOUTH JORDAN'S CHANGES IN NET ASSETS**

	Governmental Activities		Business-type Activities		Total	
	2006	2005	2006	2005	2006	2005
<b>Revenues</b>						
Program revenues:						
Charges for services	\$ 17,882,077	\$ 14,770,729	\$ 15,556,139	\$ 13,052,230	\$ 33,438,216	\$ 27,822,959
Operating grants and contributions	1,841,950	2,230,985	-	-	1,841,950	2,230,985
Capital grants and contributions	23,874,290	8,865,370	5,767,243	4,037,365	29,641,533	12,902,735
General Revenues:						
Property taxes	7,428,694	6,063,532	-	-	7,428,694	6,063,532
Other taxes	7,533,289	5,655,247	-	-	7,533,289	5,655,247
Other	622,350	315,668	-	29,710	622,350	345,378
Total revenues	59,182,650	37,901,531	21,323,382	17,119,305	80,506,032	55,020,836
<b>Expenses:</b>						
General Government	4,122,258	4,377,075	-	-	4,122,258	4,377,075
Public Safety	8,829,267	8,399,263	-	-	8,829,267	8,399,263
Municipal Services	7,736,325	6,954,044	-	-	7,736,325	6,954,044
Finance & Admin Services	5,761,808	3,869,925	-	-	5,761,808	3,869,925
Interest on Long-Term Debt	1,761,293	1,956,191	-	-	1,761,293	1,956,191
Water	-	-	8,304,493	7,530,798	8,304,493	7,530,798
Sanitation	-	-	1,462,979	1,226,513	1,462,979	1,226,513
Mulligans	-	-	1,548,939	1,151,761	1,548,939	1,151,761
Total Expenses	28,210,951	25,556,498	11,316,411	9,909,072	39,527,362	35,465,570
Gain on Sale of Fixed Assets	3,784,498	(867,929)	-	-	3,784,498	(867,929)
Increase (decrease) in net assets before transfers	34,756,197	11,477,104	10,006,971	7,210,233	44,763,168	18,687,337
Transfers	(3,569,554)	356,712	3,569,554	(356,712)	-	-
Increase in net assets	31,186,643	11,833,816	13,576,525	6,853,521	44,763,168	18,687,337
Net assets, beginning	104,530,180	92,696,364	48,674,744	41,821,223	153,204,924	134,517,587
Net assets, ending	\$ 135,716,823	\$ 104,530,180	\$ 62,251,269	\$ 48,674,744	\$ 197,968,092	\$ 153,204,924

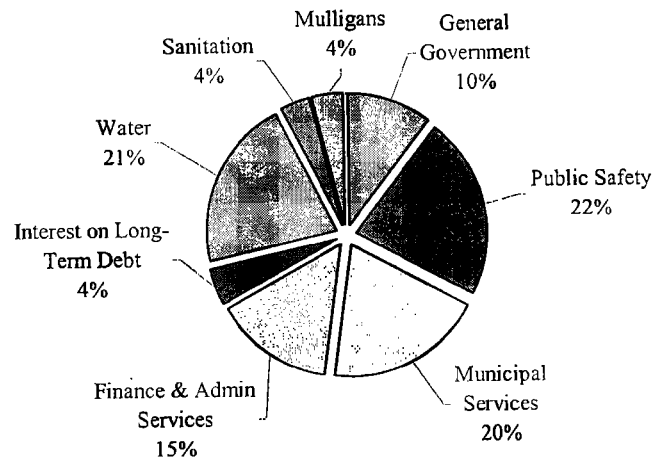
Impact fees are the primary source of revenue for program revenues, and property taxes are the primary source of general revenue. Most of the City's operating grants are related to public safety, while capital grants consist mostly of donated infrastructure assets.

The two graphs on the following page display South Jordan's government-wide revenues and expenses for the fiscal year ended June 30, 2006.

**Total Revenues**  
Government-Wide Operations  
of the City of South Jordan

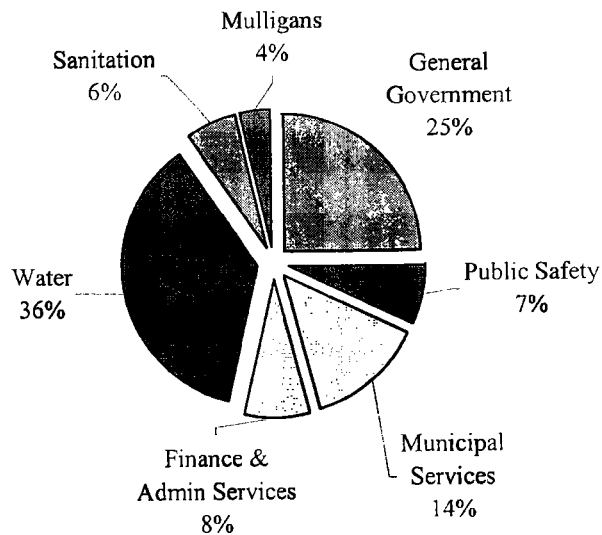


**Total Expenses**  
Government-Wide Operations  
of the City of South Jordan



The following graph displays details of the City's charges for services for the fiscal year ended June 30, 2006.

**Charges for Services by Source**  
for the City of South Jordan



## Financial Analysis of Government's Funds

**Governmental Funds.** The focus of the City's governmental funds is to provide information on near-term inflows, outflows, and balances of spendable resources. Such information is useful in assessing the City's financing requirements. In particular, unreserved fund balance may serve as a useful measure of a government's net resources available for spending at the end of the fiscal year.

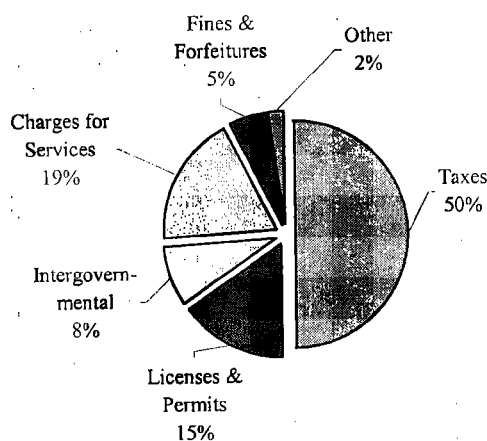
As of June 30, 2006, The City's governmental funds (General, Capital Projects, Debt Service, & Special Revenue) reported combined fund balances of \$21,566,178. This represents an increase of \$2,992,639 over last year's ending balances. Approximately 76% of the total fund balance (\$16,368,105) constitutes *unreserved fund balance*. This includes \$9,521,755, which is not reserved but is designated to be used for capital projects within the City. The remainder of the fund balance is reserved to indicate that it is not available for new spending because it has already been committed 1) to pay for debt service, 2) to pay for capital projects funded by impact fee revenue, 3) or for a variety of other restricted purposes.

### General Fund

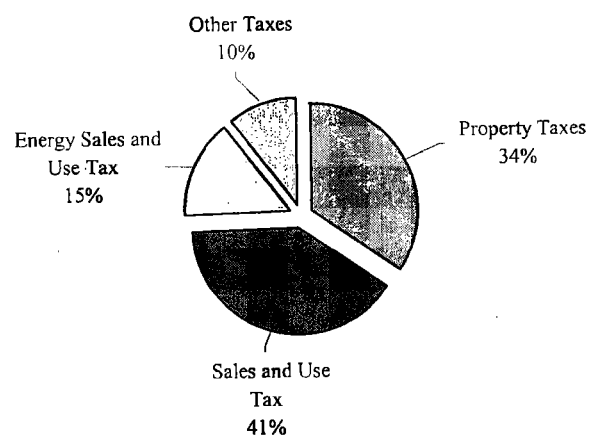
The General Fund is the chief operating fund of the City. All activities which are not required to be accounted for in separate funds either by state or local ordinance or by a desire to maintain a matching of revenues and expenses are accounted for in the fund. Revenues exceeded expenditures in the General Fund by \$492,928 during the year.

Taxes continue to be the largest source of revenue in the General Fund and represent 50% of total general fund revenues. The largest component of tax revenue is sales tax. Sales tax represents 41% of total tax revenues and 20% of total general fund revenues. This compares with 19% in the prior fiscal year ended June 30, 2005.

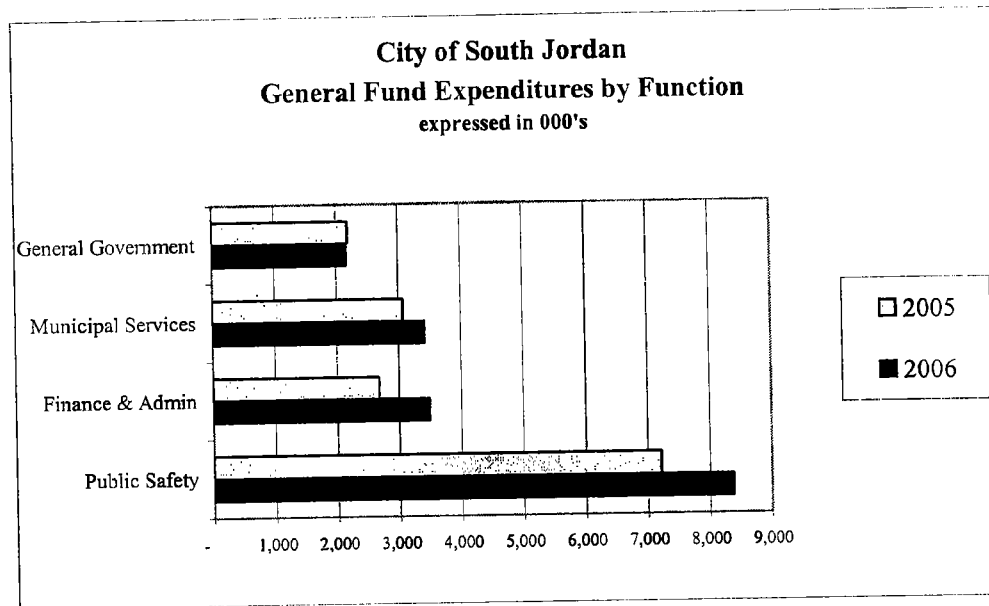
**City of South Jordan  
General Fund Revenue by Source**



**Tax Revenue by Type  
for the City of South Jordan**



General Fund expenditures increased from \$15,150,087 in 2005 to \$17,434,223 in 2006. This represents a 15.08% increase. The increase in expenditures is fairly consistent throughout all departments and is an indication of the rapid growth of the City, which results in greater needs for the City and its citizens. The chart below compares general fund expenditures between 2005 and 2006.



#### *Other Governmental Funds*

Highlights from the City's other major governmental funds show indicators of a rapidly growing city. During FY 2006, the City's impact fee collections increased 9.33% from the previous year to a total of \$5,831,054, property tax collections from redevelopment areas increased 9.32% to a total of \$2,674,680 during the same period. Total payments for debt service increased from \$3,719,545 in 2005 to \$4,214,098 in 2006. This includes debt paid both in the Debt Service fund and in the Municipal Building Authority fund. Finally, Capital Expenditures totaled \$8,782,852 in the Construction fund and \$10,333,125 for the City as a whole.

**Enterprise Funds.** The City's proprietary funds provide the same type of information found in the government-wide financial statements, but in more detail. In summary, unrestricted net assets of the Water fund increased from \$767,740 to \$4,286,947; increased from \$2,063,141 to \$2,623,031 in the sanitation fund, and decreased from \$695,212 to \$149,883 in the Mulligans fund.

During FY 2005-2006, water rates were adjusted to keep pace with the City's increased cost to purchase water. The base rate for residential customers increased to \$28.02 per month with consumption rates ranging from \$1.20 to \$1.82 per thousand gallons. The base rate for commercial customers increased from \$56.59 per month to \$59.42 per month with consumptions rates ranging from \$1.42 per thousand gallons to \$2.24 per thousand gallons. Higher rates are charged to consumers as their consumption increases. Other factors concerning the finances of these two funds have already been discussed in the discussion of South Jordan's business-type activities.

## General Fund Budgetary Highlights

During the fiscal year, the General Fund original budget (not including transfers) was amended from an original budget expenditure total of \$17,295,033 to a final budget of \$18,212,103. All departments monitor their budgets closely and are required to stay within their budget. The mid-year adjustments which were made can be summarized as follows:

- General Government decreased by \$592,033.
- Public Safety increased by \$817,255.
- Municipal Services increased by \$137,645.
- Finance & Admin Services increased by \$554,203.

During the year, actual revenues received exceeded budgeted revenues by \$687,136. Actual expenditures were less than budgeted expenditures by \$777,880. These surpluses were transferred to capital projects to assist in fulfilling the capital needs of the City.

## Capital Assets and Debt Administration

**Capital assets.** The City of South Jordan's investment in capital assets for its governmental and business-type activities as of June 30, 2006, amounts to \$217,664,954 (net of accumulated depreciation). This investment in capital assets includes: and, buildings and structures, improvements, infrastructure (streets, sidewalks, etc.), machinery and equipment, and construction in progress. The total increase in the City's investment in fixed assets for the current year was 20% (an 24% increase for governmental activities and a 13% increase for business-type activities).

City of South Jordan's Capital Assets  
(net of depreciation)

	Governmental activities		Business-type activities		Total	
	2006	2005	2006	2005	2006	2005
Land	\$ 20,736,195	\$ 8,099,623	\$ 12,134,910	\$ 12,134,910	\$ 32,871,105	\$ 20,234,533
Water Shares	-	-	18,080,182	17,688,682	18,080,182	17,688,682
Buildings	16,769,451	17,208,579	1,561,913	1,641,841	18,331,364	18,850,420
Improvements	7,632,040	5,496,522	19,219,403	106,471	26,851,443	5,602,993
Machinery & Equip	3,887,944	3,899,157	927,088	980,192	4,815,032	4,879,349
Infrastructure	89,223,902	76,796,104	20,179,120	22,707,506	109,403,022	99,503,610
Const in Progress	4,420,848	3,656,815	2,891,958	10,893,931	7,312,806	14,550,746
Total Capital Assets	\$ 142,670,380	\$ 115,156,800	\$ 74,994,574	\$ 66,153,533	\$ 217,664,954	\$ 181,310,333

Major capital asset events during the current fiscal year include the following:

- Construction of the Towne Plaza Ice Skating Rink/Fountain at a cost of \$1,999,169.
- \$1,434,506 for the purchase of property for a future Police/Court building.

- Upgrades to the City's culinary water system totaling \$5,834,267.
- \$23,087,941 in contributed infrastructure assets including \$10,332,320 in land beneath roads contributed to the City.

Additional information on the City's capital assets can be found on footnote 7 on page 56-57 of this report.

**Long-term debt.** At the end of fiscal year 2006, the City had a total bonded debt outstanding of \$62,410,000. All of this amount is represented by bonds secured solely by specific revenue sources. The City has no general obligation bonds outstanding.

City of South Jordan's Outstanding Debt  
General Obligation and Revenue Bonds

	Governmental activities		Business-type activities		Total	
	2006	2005	2006	2005	2006	2005
General obligation bonds	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Special Assessment debt						
with governmental commitment	6,475,000	6,740,000	-	-	6,475,000	6,740,000
Revenue Bonds	23,685,000	24,670,000	32,250,000	37,220,000	55,935,000	61,890,000
Total net assets	<u>\$ 30,160,000</u>	<u>\$ 31,410,000</u>	<u>\$ 32,250,000</u>	<u>\$ 37,220,000</u>	<u>\$ 62,410,000</u>	<u>\$ 68,630,000</u>

The City's total bonded debt decreased by \$6,220,000 during the current fiscal year. No new bonds were issued, and the City's series 2004 MBA bonds, which were used to purchase Mulligans Golf and Games, were refunded during the year. At the time of refunding, \$3,000,000 was paid towards principal, which reduced the amount of bonds necessary to complete the refunding. The \$3,000,000 was obtained by the City through the sale of City-owned property.

The City currently maintains an "AA" rating from Standard and Poor's and a "AA-" rating from Fitch.

State statutes limit the amount of general obligation debt a governmental entity may issue to 12% of the "reasonable fair cash value" of property within the City. Of this percent, a maximum of 4% may be used for general purposes. The current limitation for the City is \$122,460,275, which is significantly in excess of the City's outstanding general obligation debt. The remaining 8% and any unused portion of the 4% available for general purposes up to the maximum of 12% may be utilized for water, sewer, and electrical projects. The current limitation for all debt, including that used for water, sewer and electrical projects is thus \$367,380,826, which again significantly exceeds the outstanding city-wide debt.

Additional information on the City's long term-debt (or Outstanding Debt) can be found in footnote 9 on pages 59-63 of this report.

## **ECONOMIC FACTORS AND NEXT YEAR'S BUDGET AND RATES**

- The unemployment rate for the City of South Jordan currently is 2.3%. This compares with a national unemployment rate of 4.4%. The 2005 unemployment rate was 2.8%. (Source: Bureau of Labor Statistics)
- The General Fund budget for the fiscal year-ending June 30, 2007 reflects an increase of 12.97% over the final budget for the fiscal year-ended June 30, 2006.
- All rates the City charges for services are evaluated annually. As of July 1, 2006 the base rate for residential water service increased to \$29.42. Consumption rates were raised to a range between \$1.31 and \$1.99 per thousand gallons.

## **REQUEST FOR INFORMATION**

This financial report is designed to provide a general overview of the City of South Jordan's finances for all those with an interest in the City's finances. Questions concerning any information provided in this report or requests for additional financial information should be addressed to: City of South Jordan, Chief Accountant, 1600 West Towne Center Drive, South Jordan, UT 84095, or call (801) 254-3742, or e-mail to [snaidu@sjc.utah.gov](mailto:snaidu@sjc.utah.gov).



## BASIC FINANCIAL STATEMENTS



**GOVERNMENT-WIDE FINANCIAL STATEMENTS**



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# CITY OF SOUTH JORDAN

## Statement of Net Assets

June 30, 2006

	Primary Government		
	Governmental Activities	Business-type Activities	Total
<b>ASSETS</b>			
Cash and Cash Equivalents	\$ 21,118,228	\$ 16,534,612	\$ 37,652,840
Restricted Cash	1,760,363	1,017,415	2,777,778
Receivables	16,295,430	2,399,885	18,695,315
Interfund Balances	50,985	(50,985)	-
Inventories	23,728	93,495	117,223
Other Assets	43,479	2,045,222	2,088,701
Bond Issuance Costs (Net)	696,999	775,511	1,472,510
Capital Assets:			
Land	20,736,195	12,134,910	32,871,105
Water Shares	-	18,080,182	18,080,182
Buildings	19,261,969	1,960,145	21,222,114
Improvements	126,111,137	48,271,833	174,382,970
Machinery & Equipment	9,202,101	2,234,995	11,437,096
Construction in Progress	4,418,488	2,891,958	7,310,446
Less Accumulated Depreciation	(37,059,510)	(10,579,449)	(47,638,959)
Total Assets	<u>182,659,592</u>	<u>97,809,729</u>	<u>280,469,321</u>
<b>LIABILITIES</b>			
Accounts Payable	958,399	1,417,133	2,375,532
Unearned Revenue	7,295,420	-	7,295,420
Unamortized Bond Premium	118,317	859,233	977,550
Other Liabilities	2,661,986	78,075	2,740,061
Accrued Interest Payable	757,925	465,488	1,223,413
Long-term Liabilities			
Due Within One Year	2,282,128	2,168,000	4,450,128
Due in More Than One Year	32,868,594	30,570,531	63,439,125
Total Liabilities	<u>46,942,769</u>	<u>35,558,460</u>	<u>82,501,229</u>
<b>NET ASSETS</b>			
Invested in Capital Assets, net of related debt	106,761,733	50,171,439	156,933,172
Restricted for:			
Impact Fees	2,964,726	4,013,632	6,978,358
Debt Service	1,760,363	1,006,337	2,766,700
Perpetual Care			
Expendable	156,096	-	156,096
Non-expendable	289,991	-	289,991
Unrestricted	23,783,914	7,059,861	30,843,775
Total Net Assets	<u>\$ 135,716,823</u>	<u>\$ 62,251,269</u>	<u>\$ 197,968,092</u>

See accompanying notes.

# CITY OF SOUTH JORDAN

## Statement of Activities For the Year Ended June 30, 2006

Activities	Expenses	Program Revenues		
		Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions
Primary Government				
Governmental:				
General Government	\$ 4,122,258	\$ 1,929,805	\$ -	\$ 445,771
Public Safety	8,829,267	2,356,987	451,883	340,578
Municipal Services	7,736,325	11,066,549	1,324,067	23,087,941
Finance & Admin Services	5,761,808	2,528,736	66,000	-
Interest on Long-Term Debt	1,761,293	-	-	-
Total Governmental Activities	<u>28,210,951</u>	<u>17,882,077</u>	<u>1,841,950</u>	<u>23,874,290</u>
Business-type:				
Water	8,304,493	12,318,095	-	5,767,243
Sanitation	1,462,979	2,041,235	-	-
Mulligan's	1,548,939	1,196,809	-	-
Total Business-type Activities	<u>11,316,411</u>	<u>15,556,139</u>	<u>-</u>	<u>5,767,243</u>
Total Primary Government	<u>39,527,362</u>	<u>33,438,216</u>	<u>1,841,950</u>	<u>29,641,533</u>

### General Revenues:

Property Taxes  
 Sales and Use Tax  
 Energy Sales and Use Tax  
 Other Taxes  
 Miscellaneous Revenue  
 Gain (loss) on disposition of capital assets  
 Unrestricted Investment Earnings

### Transfers

Total General Revenues and Transfers

### Change in Net Assets

Net Assets -- Beginning

Net Assets -- Ending

See accompanying notes.

Net (Expense) Revenue and Changes in Net Assets		
Primary Government		
Governmental Activities	Business-type Activities	Total
\$ (1,746,682)	\$ -	\$ (1,746,682)
(5,679,819)	-	(5,679,819)
27,742,232	-	27,742,232
(3,167,072)	-	(3,167,072)
(1,761,293)	-	(1,761,293)
15,387,366	-	15,387,366
-	9,780,845	9,780,845
-	578,256	578,256
-	(352,130)	(352,130)
-	10,006,971	10,006,971
15,387,366	10,006,971	25,394,337
7,428,694	-	7,428,694
4,926,279	-	4,926,279
1,853,968	-	1,853,968
753,042	-	753,042
203,310	-	203,310
3,784,498	-	3,784,498
419,040	-	419,040
(3,569,554)	3,569,554	-
15,799,277	3,569,554	19,368,831
31,186,643	13,576,525	44,763,168
104,530,180	48,674,744	153,204,924
\$ 135,716,823	\$ 62,251,269	\$ 197,968,092

See accompanying notes.

# **Governmental Fund Financial Statements**

## **General Fund**

The general fund is used to account for resources traditionally associated with government which are not required legally or by sound financial management to be accounted for in another fund.

## **Debt Service Fund**

The debt service fund is used to account for the accumulation of resources and payment of general obligation bond principal and interest from governmental resources and special assessment bond principal and interest from special assessment levies when the government is obligated in some manner for the payment.

## **Redevelopment Agency (RDA)**

This fund is used to account for the activities of the Redevelopment Agency. The Agency is an entity established to further public purpose in the redevelopment of particular City areas.

## **Municipal Building Authority (MBA)**

This fund is used to account for the construction of capital facilities of the City.

## **Construction Fund**

This fund is used to account for the construction of budgeted capital projects of the City. Impact fees, intergovernmental grants and interest earnings are the principal sources of funding for these projects.

## **Nonmajor Funds**

Nonmajor governmental funds are presented by fund type beginning on page 76.

# CITY OF SOUTH JORDAN

Balance Sheet  
Governmental Funds  
June 30, 2006

	General	Debt Service	Special Revenue		Capital Projects		Nonmajor Governmental Funds	Total Governmental Funds
			RDA	MBA	Construction			
\$	5,166,343	\$ 110,554	\$ 460,234	\$ 120,256	\$ 12,660,493	\$ 2,600,348	\$ 21,118,228	
-	-	1,033,500	-	726,863	-	-	1,760,363	
6,468,018	6,468,018	6,475,000	3,171,000	-	108,280	73,132	16,295,430	
-	-	-	-	-	50,986	-	50,986	
23,728	23,728	-	-	-	-	-	23,728	
43,475	43,475	-	-	-	-	-	43,475	
\$	11,701,564	\$ 7,619,054	\$ 3,631,234	\$ 847,119	\$ 12,819,759	\$ 2,673,480	\$ 39,292,210	

## LIABILITIES AND FUND BALANCES

<b>LIABILITIES</b>							
Accounts payable and Accrued Liabilities	689,958	-	26,449	-	174,013	67,974	958,394
Construction Bonds and Refunds	2,661,986	-	-	-	-	-	2,661,986
Deferred Revenue	335,232	6,475,000	-	-	-	-	6,810,232
Unearned Revenue	4,124,420	-	3,171,000	-	-	-	7,295,420
Total Liabilities	7,811,596	6,475,000	3,197,449	-	174,013	67,974	17,726,032

## FUND BALANCES

Reserved for:							
Debt Service	-	1,033,500	-	726,863	-	-	1,760,363
Impact Fees	-	-	-	-	2,964,726	-	2,964,726
Long-term Note Receivable	-	-	-	-	159,265	-	159,265
Perpetual Care	-	-	-	-	-	289,991	289,991
Other	23,728	-	-	-	-	-	23,728
Unreserved, Reported In							
General Fund	3,866,240	-	-	-	-	-	3,866,240
Capital Projects Funds	-	-	-	120,256	9,521,755	-	9,642,011
Debt Service Funds	-	110,554	-	-	-	-	110,554
Special Revenue Funds	-	-	433,785	-	-	-	433,785
Permanent Funds	-	-	-	-	-	2,315,515	2,315,515
Total Fund Balances	3,889,968	1,144,054	433,785	847,119	12,645,746	2,605,506	21,566,178
Total Liabilities and Fund Balances	\$ 11,701,564	\$ 7,619,054	\$ 3,631,234	\$ 847,119	\$ 12,819,759	\$ 2,673,480	

Amounts reported for governmental activities in the statement of net assets are different because:

Capital assets used in governmental activities are not financial resources.	142,670,380
Other long-term assets are not available to pay for current-period expenditures.	6,810,232
Long-term liabilities, including bonds payable, are not due and payable in the current period.	(35,329,967)
Net assets of governmental activities	\$ 135,716,823

See accompanying notes.



**CITY OF SOUTH JORDAN**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**Governmental Funds**  
**For the Year Ended June 30, 2006**

	<u>Special Revenue</u>		
	<u>General</u>	<u>Debt Service</u>	<u>RDA</u>
REVENUES			
Taxes	\$ 12,286,004	\$ -	\$ 2,674,680
Licenses & Permits	3,763,459	-	-
Intergovernmental	2,116,529	-	-
Charges for Services	4,602,863	-	-
Fines & Forfeitures	1,260,350	-	-
Special Assessments	-	710,771	-
Interest	419,040	66,938	866
Impact Fees	-	-	-
Miscellaneous	145,579	149,990	19,855
Total Revenues	<u>24,593,824</u>	<u>927,699</u>	<u>2,695,401</u>
EXPENDITURES			
Current			
General Government	2,160,172	-	261,260
Public Safety	8,377,726	-	-
Municipal Services	3,411,049	-	-
Finance & Administrative Services	3,485,276	-	-
Tax Increment Distributions	-	-	799,491
Capital Outlay & Projects	-	-	99,098
Debt Service			
Principal Retirement	-	2,029,135	107,395
Interest and Fees	-	1,315,604	34,919
Total Expenditures	<u>17,434,223</u>	<u>3,344,739</u>	<u>1,302,163</u>
Excess (Deficiency) of Revenues over Expenditures	<u>7,159,601</u>	<u>(2,417,040)</u>	<u>1,393,238</u>
Other Financing Sources (Uses)			
Issuance of Long-Term Debt	-	-	-
Sale of Capital Assets	-	-	-
Transfers In	298,652	2,323,664	-
Transfers Out	(6,965,325)	-	(1,226,169)
Total Other Financing Sources (Uses)	<u>(6,666,673)</u>	<u>2,323,664</u>	<u>(1,226,169)</u>
Net Change in Fund Balance	492,928	(93,376)	167,069
Fund Balances - July 1	3,397,040	1,237,430	266,716
Fund Balances - June 30	<u>\$ 3,889,968</u>	<u>\$ 1,144,054</u>	<u>\$ 433,785</u>

See accompanying notes.

Capital Projects		Nonmajor	Total
MBA	Construction	Governmental Funds	Governmental Funds
\$ -	\$ -	\$ -	\$ 14,960,684
-	-	-	3,763,459
-	-	66,000	2,182,529
-	-	1,347,981	5,950,844
-	-	-	1,260,350
-	-	-	710,771
32,181	158,381	78,724	756,130
-	5,831,054	-	5,831,054
-	621,558	5,602	942,584
32,181	6,610,993	1,498,307	36,358,405
-	-	56,000	2,477,432
-	-	-	8,377,726
-	-	581,045	3,992,094
-	-	1,332,081	4,817,357
-	-	-	799,491
259,653	8,782,852	1,191,522	10,333,125
335,000	-	-	2,471,530
392,045	-	-	1,742,568
986,698	8,782,852	3,160,648	35,011,323
(954,517)	(2,171,859)	(1,662,341)	1,347,082
-	1,333,934	-	1,333,934
-	3,881,177	-	3,881,177
725,295	5,525,987	2,394,545	11,268,143
-	(5,768,671)	(877,532)	(14,837,697)
725,295	4,972,427	1,517,013	1,645,557
(229,222)	2,800,568	(145,328)	2,992,639
1,076,341	9,845,178	2,750,834	18,573,539
\$ 847,119	\$ 12,645,746	\$ 2,605,506	\$ 21,566,178

See accompanying notes.

**CITY OF SOUTH JORDAN**  
**Reconciliation of The Statement of Revenues,**  
**Expenditures, and Changes in Fund Balances of Governmental Funds**  
**To The Statement of Activities**  
**For the Year Ended June 30, 2006**

Amounts reported for governmental activities in the statement of activities  
are different because:

Net Change in Fund Balance -- Total Governmental Funds	\$ 2,992,639
Governmental funds report capital outlays as expenditures. However, in the statement of activities, the cost of those assets is allocated over their estimated useful lives as depreciation expense. This is the amount by which capital outlays exceeded depreciation in the current period.	4,522,317
The net effect of various miscellaneous transactions involving capital assets (i.e., sales, trade-ins, and donations) is to decrease net assets.	22,991,262
Revenues in the statement of activities that do not provide current financial resources are not reported as revenues in the funds.	(263,701)
Bond proceeds and capital leases provide current financial resources to governmental funds by issuing debt which increases long-term liabilities in the statement of net assets. Repayments of bond and capital lease principal are expenditures in the governmental funds, but reduce liabilities in the statement of net assets.	1,045,776
Some expenses reported in the statement of activities do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds.	<u>(101,650)</u>
Change in net assets of governmental activities	<u><u>\$ 31,186,643</u></u>

*See accompanying notes.*

## **Proprietary Fund Financial Statements**

### **Water Fund**

This fund is used to account for the activities of the City's water operations.

### **Sanitation Fund**

This fund is used to account for the activities of the City's sanitation operations.

### **Mulligans**

This fund is used to account for the operation of Mulligan's Golf & Games. This City recreation facility includes golf, miniature golf, a driving range, and batting cages.

# CITY OF SOUTH JORDAN

## Statement of Net Assets Proprietary Funds June 30, 2006

	Business-type Activities - Enterprise Funds			
	Water Fund	Sanitation Fund	Mulligans Fund	Total
<b>ASSETS</b>				
<b>Current Assets</b>				
Cash & Cash Equivalents	\$ 15,988,534	\$ 409,823	\$ 136,255	\$ 16,534,612
Accounts Receivable	2,127,087	271,416	1,382	2,399,885
Inventories	74,463	-	19,032	93,495
<b>Total Current Assets</b>	<b>18,190,084</b>	<b>681,239</b>	<b>156,669</b>	<b>19,027,992</b>
<b>Noncurrent Assets</b>				
Restricted Cash	285,774	-	731,641	1,017,415
Investment in Landfill	-	2,045,222	-	2,045,222
Bond Issuance Costs	608,128	-	282,151	890,279
Accumulated Amortization	(103,012)	-	(11,756)	(114,768)
<b>Capital Assets</b>				
Land	2,117,963	-	10,016,947	12,134,910
Water Shares	18,080,182	-	-	18,080,182
Buildings and Structures	1,260,345	-	699,800	1,960,145
Improvements - Other than Buildings	48,066,750	-	205,083	48,271,833
Machinery and Equipment	1,497,486	497,920	239,589	2,234,995
Construction in Progress	2,891,958	-	-	2,891,958
Less Accumulated Depreciation	(10,298,506)	(100,768)	(180,175)	(10,579,449)
<b>Capital Assets (Net of Accum Depreciation)</b>	<b>63,616,178</b>	<b>397,152</b>	<b>10,981,244</b>	<b>74,994,574</b>
<b>Total Noncurrent Assets</b>	<b>64,407,068</b>	<b>2,442,374</b>	<b>11,983,280</b>	<b>78,832,722</b>
<b>Total Assets</b>	<b>82,597,152</b>	<b>3,123,613</b>	<b>12,139,949</b>	<b>97,860,714</b>
<b>LIABILITIES</b>				
<b>Current Liabilities</b>				
Accounts Payable	1,286,338	86,672	44,123	1,417,133
Accrued Liabilities	36,184	1,550	19,783	57,517
Interest Payable	367,381	15,069	83,038	465,488
Construction Bonds and Refunds	20,558	-	-	20,558
Current Portion Compensated Absences	13,006	139	10,042	23,187
Current Portion Note Payable	-	-	9,181	9,181
Current Portion Bonds Payable	915,001	-	1,120,000	2,035,001
Current Portion Capital Leases Payable	17,688	92,124	-	109,812
<b>Total Current Liabilities</b>	<b>2,656,156</b>	<b>195,554</b>	<b>1,286,167</b>	<b>4,137,877</b>
<b>Noncurrent Liabilities</b>				
Note Payable	-	-	41,804	41,804
Unamortized Bond Premium	773,225	-	86,008	859,233
Bonds & Leases Payable	22,987,268	298,263	7,285,000	30,570,531
<b>Total Noncurrent Liabilities</b>	<b>23,760,493</b>	<b>298,263</b>	<b>7,412,812</b>	<b>31,471,568</b>
<b>Total Liabilities</b>	<b>26,416,649</b>	<b>493,817</b>	<b>8,698,979</b>	<b>35,609,445</b>
<b>NET ASSETS</b>				
Investment in Capital Assets, net of related debt	47,597,611	6,765	2,567,063	50,171,439
Restricted for:				
Impact Fees	4,013,632	-	-	4,013,632
Debt Service	282,313	-	724,024	1,006,337
Unrestricted	4,286,947	2,623,031	149,883	7,059,861
<b>Total Net Assets</b>	<b>\$ 56,180,503</b>	<b>\$ 2,629,796</b>	<b>\$ 3,440,970</b>	<b>\$ 62,251,269</b>

See accompanying notes.

**CITY OF SOUTH JORDAN**  
**Statement of Revenues, Expenses, and Changes in Fund Net Assets**  
**Proprietary Funds**  
**For the Year Ended June 30, 2006**

	Business-type Activities - Enterprise Funds			
	Water Fund	Sanitation Fund	Mulligan's Fund	Total
Operating Revenues				
Charges for Services				
Operations	\$ -	\$ 2,014,977	\$ 1,133,140	\$ 3,148,117
Pledged as Security for Revenue Bonds	9,366,427	-	-	9,366,427
Miscellaneous	101,292	-	813	102,105
Total Operating Revenue	9,467,719	2,014,977	1,133,953	12,616,649
Operating Expenses				
Costs of Services	4,685,876	1,264,036	758,279	6,708,191
General and Administrative	621,544	150,315	15,390	787,249
Depreciation	1,835,335	33,559	90,486	1,959,380
Total Operating Expenses	7,142,755	1,447,910	864,155	9,454,820
Operating Income (Loss)	2,324,964	567,067	269,798	3,161,829
Non-Operating Revenues (Expenses)				
Impact Fees	1,980,948	-	-	1,980,948
Increase in Joint Venture	-	17,550	-	17,550
Interest	813,729	8,708	62,856	885,293
Amortization of Bond Issuance Costs	(30,406)	-	(321,400)	(351,806)
Interest Expense	(1,131,332)	(15,069)	(377,308)	(1,523,709)
Miscellaneous	55,699	-	13,924	69,623
Total Non-Operating Revenue (Expenses)	1,688,638	11,189	(621,928)	1,077,899
Net Income (Loss) Before Contributions and Transfers	4,013,602	578,256	(352,130)	4,239,728
Contributions and Transfers				
Capital Contributions	5,767,243	-	-	5,767,243
Transfers In	20,582	5,010	3,838,102	3,863,694
Transfers Out	(222,140)	(72,000)	-	(294,140)
Total Contributions & Operating Transfers	5,565,685	(66,990)	3,838,102	9,336,797
Change in Net Assets	9,579,287	511,266	3,485,972	13,576,525
Total Net Assets - Beginning	46,601,216	2,118,530	(45,002)	48,674,744
Total Net Assets - Ending	\$ 56,180,503	\$ 2,629,796	\$ 3,440,970	\$ 62,251,269

*See accompanying notes.*

# CITY OF SOUTH JORDAN

Statement of Cash Flows  
Proprietary Funds  
For The Year Ended June 30, 2006

	Water Fund	Sanitation Fund	Mulligans	Totals
<b>CASH FLOWS FROM OPERATING ACTIVITIES</b>				
Receipts from Customers and Users	\$ 8,654,562	\$ 1,997,031	\$ 1,134,462	\$ 11,786,055
Payments to Suppliers	(3,599,789)	(1,169,008)	(283,399)	(5,052,196)
Interfund Services	(621,544)	(150,315)	(15,390)	(787,249)
Payments to Employees	(940,340)	(28,529)	(440,211)	(1,409,080)
Net cash provided (used) by operating activities	3,492,889	649,179	395,462	4,537,530
<b>CASH FLOWS FROM NONCAPITAL FINANCING ACTIVITIES</b>				
Proceeds from Beckstead Canal	55,699	-	13,924	69,623
Transfers In	-	5,010	4,277,561	4,282,571
Transfers Out	(201,558)	(72,000)	(439,459)	(713,017)
Net Cash Provided (Used) by Noncapital Financing Activities	(145,859)	(66,990)	3,852,026	3,639,177
<b>CASH FLOWS FROM CAPITAL FINANCING ACTIVITIES</b>				
Impact fees	1,980,948	-	-	1,980,948
Purchase of capital assets	(5,834,267)	-	(198,743)	(6,033,010)
Proceeds from Developer Contribution	999,834	-	-	999,834
Proceeds from capital debt	-	-	9,594,747	9,594,747
Proceeds from Long Term Debt	-	-	50,985	50,985
Payment of bond issuance costs	-	-	(282,151)	(282,151)
Principal paid on capital debt	(892,031)	(164,059)	(13,600,000)	(14,656,090)
Interest paid on capital debt	(1,186,119)	(18,493)	(331,643)	(1,536,255)
Net cash provided (used) by capital and related financing activities	(4,931,635)	(182,552)	(4,766,805)	(9,880,992)
<b>CASH FLOW FROM INVESTING ACTIVITIES</b>				
Interest Income	813,729	8,707	62,853	885,289
Net increase (decrease) in cash and cash equivalents	(770,876)	408,344	(456,464)	(818,996)
Cash and cash equivalents - beginning of year	17,045,184	1,479	1,324,360	18,371,023
Cash and cash equivalents - end of year	\$ 16,274,308	\$ 409,823	\$ 867,896	\$ 17,552,027
Reconciliation of operating income to net cash provided (used) by operating activities:				
Operating Income (Loss)	\$ 2,324,964	\$ 567,067	\$ 269,798	\$ 3,161,829
Adjustments to reconcile operating income to net cash provided (Used) by operating activities:				
Depreciation expense	1,835,335	33,559	90,486	1,959,380
(Increase) decrease in receivables	(813,157)	(17,946)	-	(831,103)
(Increase) decrease in inventory	(74,463)	-	7,686	(66,777)
(Increase) decrease in other current assets	20,582	107,193	509	128,284
Increase (decrease) in accounts payable	193,284	(42,215)	33,322	184,391
Increase (decrease) in accrued liabilities	13,135	1,382	(9,436)	5,081
Increase (decrease) in accrued vacation and sick leave	(6,791)	139	3,097	(3,555)
Total Adjustments	1,167,925	82,112	125,664	1,375,701
Net cash provided (used) by operating activities	\$ 3,492,889	\$ 649,179	\$ 395,462	\$ 4,537,530
Noncash investing, capital, and financing activities:				
Contributions of capital assets from developers	4,767,409	-	-	4,767,409
Increase in equity investment in Trans-Jordan Landfill	-	17,550	-	17,550

See accompanying notes.

**NOTES TO THE FINANCIAL STATEMENTS**





**CITY OF SOUTH JORDAN**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

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**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES**

The City of South Jordan (the City) financial statements are prepared in accordance with generally accepted accounting principles (GAAP). The Governmental Accounting Standards Board (GASB) is responsible for establishing GAAP for state and local governments through its pronouncements (Statements and Interpretations). Governments are also required to follow the pronouncements of the Financial Accounting Standards Board (FASB) issued through November 30, 1989 (when applicable) that do not conflict with or contradict GASB pronouncements. The City applies FASB pronouncements issued after that date to its business-type activities and enterprise funds. The more significant accounting policies established in GAAP and used by the City are discussed below.

**A. Reporting Entity**

The City of South Jordan was incorporated on November 8, 1935, under laws of the State of Utah. Under the present form of government, administrative and legislative powers are vested in a governing body, consisting of the Mayor and a five-member City Council. They are assisted by a City Manager, who also is the City's budget officer. The Finance Director is currently responsible for the financial matters of the City, including money management, accounts payable, financial statements, and accounts receivable.

The City provides the following services as mandated by law: Public Safety, Judicial Services, Highways and Streets, Sanitation, Parks, Cemetery, Water, Public Improvements, Planning and Zoning, and General Administrative Services.

The Comprehensive Annual Financial Report of the City includes the financial statements for all activities of the City based upon the criteria set forth in Governmental Accounting Standards Board (GASB) statement 14. The primary criteria for including a board or agency in this report is financial accountability which determines whether an entity is a component unit of the financial reporting entity. Blended component units, although legally separate entities, are in substance, part of the government's operations and so data from these units are combined with data of the primary government. Discretely presented component units are reported in a separate column in the combined financial statements to emphasize they are legally separate from the City.

**Blended Component Units.**

The Municipal Building Authority was created by the City during fiscal year 1995 and is governed by the City's Mayor and Council. The authority uses the proceeds of its tax-exempt bonds to finance the construction or acquisition of general capital assets for the City. The bonds are secured by a lease agreement with the City and will be retired through lease payments from the City. The financial statements of the Municipal Building Authority are included in the accompanying financial statements as a blended component unit.

**CITY OF SOUTH JORDAN**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

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The Redevelopment Agency is governed by a separate governing board, who are the City's Mayor and Council. The financial statements of the Redevelopment Agency are included in the accompanying financial statements as a blended component unit.

The Municipal Building Authority and the Redevelopment Agency are considered blended component units since the governing board in each case is the same governing board of the City.

The Municipal Building Authority is presented as a capital projects fund and the Redevelopment Agency is presented as a special revenue fund in the financial statements

Complete financial statements for each of the individual component units may be obtained at the entity's administrative offices.

South Jordan City Municipal Building Authority  
1600 West Town Center Drive  
South Jordan City, Utah 84095

South Jordan City Redevelopment Agency  
1600 West Town Center Drive  
South Jordan City, Utah 84095

**B. Government-wide and fund financial statements**

The government-wide financial statements (i.e., the statement of net assets and the statements of changes in net assets) report information on all of the activities of the primary government and its component units. For the most part, the effect of interfund activity has been removed from these statements. Governmental activities, which are normally supported by taxes and intergovernmental revenues, are reported separately from business-type activities, which rely to a significant extent on fees and charges for support. Likewise, the primary government is reported separately from certain legally separate component units for which the primary government is financially accountable.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment are offset by program revenues. Direct expenses are those that are clearly identifiable with a specific function or segment. Program revenues include 1) charges to customers or applicants who purchase or directly benefit from goods, services, or privileges provided by a given function or segment and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Taxes and other items not properly included among program revenues are reported instead as general revenues.

**CITY OF SOUTH JORDAN**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

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Separate financial statements are provided for governmental funds, proprietary funds, and fiduciary funds, even though the latter are excluded from the government-wide financial statements. Major individual governmental funds and major individual enterprise funds are reported as separate columns in the fund financial statements.

**C. Measurement Focus, Basis of Accounting and Presentation**

The government-wide financial statements are reported using the economic resources measurement focus and the accrual basis of accounting, as are the proprietary fund financial statements. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of the related cash flows. Property taxes are recognized in the year for which they are levied. Grants and similar items are recognized as revenue as soon as all eligibility requirements have been met.

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified basis of accounting. Revenues are recognized when susceptible to accrual (i.e., when they are "measurable and available"). "Measurable" means the amount of the transaction can be determined and "available" means collectible within the current period or soon enough thereafter to be used to pay liabilities of the current period. The government considers all revenues available if they are collected within 60 days after the year-end. Expenditures are recorded when the related fund liability is incurred, except for unmatured interest on general long-term debt as well as expenditures related to compensated absences, claims, and judgments, which are recorded only when payment is due.

Property taxes, sales taxes, franchise taxes, and earned but unreimbursed state and federal grants associated with the current fiscal period are all considered to be susceptible to accrual and so have been recognized as revenue of the current fiscal period. Only the portion of the special assessments receivable due within the fiscal period is considered susceptible to accrual as revenue of the current period. All other revenue items are considered to be measurable and available only when cash is received by the government.

The government reports the following major governmental funds:

The *General Fund* is the general operating fund of the City. It is used to account for all financial resources except those required to be accounted for in another fund.

The *Debt Service Fund* is used to account for the accumulation of resources for, and the payment of, long-term debt principal, interest, and related costs.

The *Redevelopment Agency Special Revenue Fund* accounts for the activities of the agency, a blended component unit of the City. The agency is an entity established to further public purpose in the redevelopment of particular City areas.

**CITY OF SOUTH JORDAN**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

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The *Municipal Building Authority Capital Projects Fund* accounts for the activities of the authority, a blended component unit of the City. The fund accounts for the construction of the capital facilities of the City.

The *Construction Capital Projects Fund* accounts for financial resources to be used for the acquisition or construction of major capital facilities (other than those financed by the proprietary fund).

The government reports the following major proprietary funds:

The *Water Fund* accounts for the activities of the City's water operations.

The *Sanitation Fund* accounts for the activities of the City's sanitation operations.

The *Mulligan's Fund* accounts for the activities of the recreation facility.

Additionally the government reports the following fund types:

*Special Revenue Funds* are used to account for proceeds of specific revenue sources (other than sources for major capital projects) that are legally restricted to expenditures for specified purposes.

*Permanent Funds* accounts for resources that are legally restricted to the extent that only earnings, and not principal, may be used for purposes that support the reporting government's program.

As a general rule the effect of interfund activity has been eliminated from the government-wide financial statement. Exceptions to this general rule are payments to the general fund by the various enterprise funds for providing administrative services for such funds. Elimination of these charges would distort the direct costs and program revenue reported for the various functions concerned.

Proprietary funds distinguish operating revenues and expenses from non-operating items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with a proprietary fund's principle ongoing operations.

**D. Assets, Liabilities, and Net Assets or Equity**

**1. Deposits and investments**

The City's cash and cash equivalents are considered to be cash on hand, demand deposits and short-term investments with original maturities of three months or less from the date of acquisition.

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Investments consist of amounts deposited with Utah Public Treasurers' Investment Fund, treasury bills of the U.S. Government, and money market funds. Investments are stated at fair value, which approximates cost.

**2. Receivables and payables**

Activity between funds that are representative of lending/borrowing arrangements outstanding at the end of the fiscal year are referred to as either "due to/due from other funds".

**3. Inventories and prepaid items**

All inventories are valued at cost using the first-in/first-out (FIFO) method. Inventories of governmental funds are recorded as expenditures when consumed rather than when purchased.

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements.

**4. Restricted Assets**

Restricted assets are comprised of cash restricted for future payments of principal and interest on debt services. It is the policy of the City to use restricted assets and then unrestricted assets.

**5. Capital assets**

Capital assets, which include property, plant, equipment, and infrastructure assets (e.g., roads, bridges, sidewalks, and similar items), are reported in the applicable governmental or business-type activities columns in the government-wide financial statements. Capital assets are defined by the government as assets with an initial, individual cost of more than \$5,000 (amount not rounded) and an estimated useful life in excess of two years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at estimated fair market value at the date of donation.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend assets' lives are not capitalized.

Major outlays for capital assets and improvements are capitalized as projects are constructed. Interest incurred during the construction phase of capital assets of business-type activities is included as part of the capitalized value of the assets constructed.

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Property, plant, and equipment of the primary government is depreciated using the straight line method over the following estimated useful lives:

<u>Assets</u>	<u>Years</u>
Buildings and structures	30-50
Improvements other than buildings	20-50
Infrastructure	30-50
Machinery and equipment	5-10
Furniture and fixtures	5-10

**6.     Compensated Absences**

City employees accrue earned vacation and sick leave throughout the year. They are allowed to carry forward into the next calendar year accrued vacation up to 240 hours and all sick leave, but are encouraged to take their vacation leave within the calendar year in which it is earned. All employees are required to take at least one full week of vacation leave during the calendar year. Upon termination of employment, an employee will be compensated for all unused vacation leave, but forfeits any accumulated sick leave.

All vacation pay is accrued when incurred in the government-wide, proprietary, and fiduciary fund financial statements. A liability for these amounts is reported in governmental funds only if they have matured, for example, as a result of employee resignations and retirements.

**7.     Taxes**

In Utah, county governments assess, levy, collect and disburse two principal types of tax: (1) personal property tax which is assessed on business assets other than real estate, and (2) tax on real estate and improvements. Business personal property and real estate taxes attach as an enforceable lien on property as of January 1<sup>st</sup>. Taxes are levied on all business personal property on January 1<sup>st</sup> and real estate and improvement taxes are levied on January 1<sup>st</sup> and are payable by November 30<sup>th</sup>. The real property taxes that are due in November are reported as a receivable from property taxes on the financial statements. Because these taxes are not considered available to liquidate liabilities of the current period, they are offset by deferred revenue.

The City Council is authorized by state statute to levy a tax against all real and personal property located within its boundaries. The Council must set a tax rate by June 22<sup>nd</sup> each year. The County Treasurer, acting as a tax collector, must settle and disburse all tax collections to all taxing entities on a routine basis.

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**8. Long-term obligations**

In the government-wide financial statements, and proprietary fund types in the fund financial statements, long-term debt and other long-term obligations are reported as liabilities in the applicable governmental activities, business-type activities, or proprietary fund type statement of net assets. Bond premiums and discounts, as well as issuance costs, are deferred and amortized over the life of the bonds. Bonds payable are reported net of the applicable bond premium or discount. Bond issuance costs are reported as deferred charges and amortized over the term of the related debt.

In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the accrual debt proceeds received, are reported as debt service expenditures.

**9. Fund Equity**

In the fund financial statements, governmental funds report reservations of fund balance for amounts that are not available for appropriation or are legally restricted by outside parties for use for a specific purpose. Designations of fund balance represent tentative management plans that are subject to change.

**10. Use of Estimates**

Presenting financial statements in conformity with Generally Accepted Accounting Principles requires management to make certain estimates concerning assets, liabilities, revenues, and expenses. Actual results may vary from these estimates.

**NOTE 2 – RECONCILIATION OF GOVERNMENT-WIDE AND FUND FINANCIAL STATEMENTS**

**A. Explanation of certain differences between the governmental fund balance sheet and the government-wide statement of net assets**

The governmental fund balance sheet includes a reconciliation between *fund balance – total governmental funds* and *net assets – governmental activities* as reported in the government-wide statement of net assets.

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This difference primarily results from the long-term economic focus of the statement of net assets versus the current financial resources focus of the governmental fund balance sheets.

Capital related items:

When capital assets (property, plant, and equipment) that are to be used in governmental activities are purchased or constructed, the cost of these assets are reported as expenditures in governmental funds. However, the statement of net assets includes those capital assets among the assets of the city as a whole.

Cost of capital assets	\$179,729,890
Accumulated depreciation	<u>( 37,059,510)</u>
Net adjustment to increase <i>fund balance - total</i> <i>governmental funds</i> to arrive at <i>net assets -</i> <i>governmental activities</i>	<u>\$ 142,670,380</u>

Long-term debt transactions:

Long-term liabilities applicable to the City's governmental activities are not due and payable in the current period and accordingly are not reported as fund liabilities in the fund statements. All liabilities (both current and long-term) are reported in the statement of net assets.

Bonds payable	\$ 30,160,000
Less: Deferred charge for issuance – Costs (to be amortized over life of debt)	<u>( 696,999)</u>
Plus: Bond premium (to be amortized to interest income)	118,317
Accrued interest payable	757,925
Capital lease payable	1,495,140
Compensated absences	607,749
Notes Payable	<u>2,887,833</u>
Net adjustment to reduce <i>fund balance – total</i> <i>governmental funds</i> to arrive at <i>net assets –</i> <i>governmental activities</i>	<u>\$ 35,329,965</u>



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Long Term Assets:

Long term assets applicable to the city's governmental activities which are not available to pay expenses of the current period are deferred in the fund statements. However in the statement of net assets, the charges were reported as revenue when earned.

Special assessments	\$6,475,000
Delinquent property taxes	<u>335,232</u>
Net adjustment to increase <i>fund balance – total governmental funds to arrive at net assets – governmental activities</i>	<u>\$ 6,810,232</u>

**B. Explanation of certain differences between the governmental fund statement of revenues, expenditures, and changes in fund balances and the government-wide statement of activities**

The governmental fund statement of revenues, expenditures and changes in fund balances includes a reconciliation between *net changes in fund balances – total governmental funds* and *changes in net assets of governmental activities* as reported in the government-wide statement of activities. One element of that reconciliation explains that "governmental funds report capital outlays as expenditures. However, in the statement of activities the cost of those assets is allocated over their estimated useful lives and reported as depreciation expense."

Capital outlay	\$ 9,876,820
Depreciation expense	<u>( 5,354,503)</u>
Net adjustment to increase <i>net changes in fund balances- total governmental funds to arrive at changes in net assets of governmental activities</i>	<u>\$ 4,522,317</u>

Another element of that reconciliation states that "The net effect of various miscellaneous transactions involving capital assets (i.e., sales, trade-ins, and donations) is to increase net assets."

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In the statement of activities, only the *gain* on the sale of capital assets is reported. However, in the Governmental funds, the proceeds from the sale increase financial resources. Thus, the change in net assets differs from the change in fund balance by the cost of the capital assets sold. (\$ 96,679)

Capital assets donated by outside parties are recorded as revenues in the statement of activities, thus the net assets increase by the value of the donated assets 23,087,941

Net adjustment to increase *net changes in fund balances* – *total governmental funds* to arrive at *changes in net assets of governmental activities* \$22,991,262

Another element of that reconciliation states that revenues in the statement of activities that do not provide current financial resources are not reported as revenues and are deferred in the funds.

However in the statements of activities revenue is reported when earned. Thus the change is to reduce revenue by the amount of the previously reported revenue.

Special assessments	(\$265,000)
Delinquent property taxes	<u>1,299</u>
Net adjustments	<u>(\$263,701)</u>

Another element of that reconciliation states "The issuance of long-term debt (e.g., bonds, leases) provides current financial resources to governmental funds, while the repayment of the principal of long-term debt consumes the current financial resources of governmental funds". Neither transaction, however, has any effect on net assets. Also, governmental funds report the effect of issuance costs, premiums, discounts, and similar items when debt is first issued, whereas these amounts are deferred and amortized in the statement of activities.

Debt issued or incurred:	
Note payable – Land purchase	(\$ 1,333,934)
Issuance cost amortization	<u>( 59,077)</u>
Total debt incurred	<u>( 1,393,011)</u>

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Principal payments	
Capital leases	545,711
Municipal Building Authority Bond	335,000
Excise tax road bond	280,000
Sales tax revenue bond	370,000
Special Improvement Bond	265,000
Notes payable	607,406
Claims and judgments	28,666
Bond premium amortization	<u>7,004</u>
Total principal payments	<u>2,438,787</u>

Net adjustments to decrease *net changes in fund balances-total*  
Governmental funds to arrive at *changes in net assets of*  
*governmental activities* \$ 1,045,776

Another element of that reconciliation states, "Some expenses reported in the statement of activities do not require the use of current financial resources and therefore are not reported as expenditures in governmental funds."

Compensated absences	(\$ 117,089)
Accrued interest	<u>15,439</u>

Net adjustment to decrease *net changes in fund balances - total*  
*governmental funds* to arrive at *changes in net assets of*  
*governmental activities* (\$ 101,650)

**NOTE 3 – BUDGETS AND BUDGETARY ACCOUNTING**

Annual budgets are prepared and adopted in accordance with the Uniform Fiscal Procedures Act adopted by the State of Utah. Once a budget has been adopted, it remains in effect until it has been formally revised. Furthermore, in accordance with state law, all appropriations lapse at the end of the budget year. If any obligations are contracted for and are in excess of adopted budget, they are not a valid or enforceable claim against the City. Budgets are adopted on a basis consistent with generally accepted accounting principles. All funds of the City have legally adopted budgets.

The City adheres to the following procedures in establishing the budgetary data reflected in the financial statements:

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- A. On or before the first regularly scheduled meeting of the City Council in May, the City manager, authorized under state statute to be appointed budget officer, submits a proposed operation budget. The operating budget includes proposed expenditures and the means of financing them.
- B. A public hearing is held at which time the taxpayers' comments are heard. Notice of the hearing is given in the local newspaper at least seven days prior to the hearing. Copies of the proposed budget are made available for public inspection ten days prior to the public hearing.
- C. On or before June 22<sup>nd</sup>, a final balanced budget must be adopted through passage of a resolution for the subsequent fiscal year beginning July 1<sup>st</sup>.
- D. Control of budgeted expenditures is exercised, under state law, at the departmental level. The City manager, however, acting as budget officer, has the authority to transfer budget appropriations between line items within any department of any budgetary fund. The City Council, by resolution, has the authority to transfer budget appropriations between the individual departments of any budgetary fund.
- E. Budget appropriations for any department may be reduced by resolution.
- F. A public hearing as required in B) above, must be held to increase the total appropriations of any one governmental fund type; however, after the original public hearing, operating and capital budgets of proprietary fund types may be increased by resolution without an additional hearing.
- G. Encumbrances lapse at year end. Encumbered amounts carry over to the following year and are subject to reappropriation. Therefore, no encumbrances are presented in the financial statements.

During the budget year, the City modified the budget on several occasions using the above procedures.

**NOTE 4 – CASH, CASH EQUIVALENTS AND INVESTMENTS**

The City maintains a cash and investment pool that is available for use by all funds. At June 30, 2006 the City's cash balance consisted of the following:

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	<u>Total Cash from All Fund Types</u>
Cash, Cash Equivalents, and Temporary Cash Investments	\$39,984,532
Cash and Cash Equivalents – Permanent Fund	<u>446,086</u>
Total Cash and Cash Equivalents	<u>\$40,430,618</u>

While the City's carrying amount of deposits was \$40,430,618 the balance in the City's bank account and cash on hand was \$41,290,051, with the difference being due to outstanding checks and deposits in transit.

**A. Custodial Credit Risk**

Deposits

Custodial credit risk for deposits is the risk that in the event of a bank failure, the City's deposits may not be recovered. The City's policy for managing custodial credit risk is to adhere to the Money Management Act. The Act requires all deposits of the City to be in a qualified depository, defined as any financial institution whose deposits are insured by an agency of the federal government and which has been certified by the Commissioner of Financial Institutions as meeting the requirements of the Act and adhering to the rules of the Utah Money Management Council. As June 30, 2006 the Deposits are as follows:

<u>Depository Account</u>	<u>Custodial Credit Risk</u>	<u>Balance June 30, 2006</u>
Checking and Cash on Hand	Insured	\$ 2,735
Investment Sweep	Uninsured and Uncollateralized	<u>1,322,275</u>
Total Deposits		<u>\$ 1,325,010</u>

Investments

Custodial credit risk for investments is the risk that in the event of the failure of the counterparty, the City will not be able to recover the value of its investments that are in the possession of an outside party. The City does not have a formal policy for custodial credit risk of investments. The entire \$25,583,418 of the City's various investments are uninsured, unregistered, and held by the counterparty's Trust department but not in the City's name and are therefore exposed to custodial credit risk.

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**B. Credit Risk**

Credit Risk is the risk that the counterparty to an investment will not fulfill its obligations. The city's policy for limiting the credit risk of investments is to comply with the Money Management Act. The Act requires investment transactions to be conducted only through qualified depositories, certified dealers, or directly with issuers of investment securities. Permitted investments include deposits of qualified depositories; repurchase agreements; commercial paper that is classified as "first-tier" by two nationally recognized statistical rating organizations, one of which must be Moody's investor Service or Standard and Poors; bankers acceptances; obligations of the US treasury and U.S. government sponsored enterprise; bonds and notes of political subdivisions of the State of Utah; fixed rate corporate obligations and variable rated securities rated "A" or higher by two nationally recognized statistical rating services as defined in the Act.

The City is authorized to invest in the Utah Public Treasurer's Investment Fund (PTIF), an external pooled investment fund managed by the Utah State Treasurer and subject to the Act and Council requirements. The PTIF is not registered with the SEC as an investment company, and deposits in the PTIF are not insured or otherwise guaranteed by the State of Utah. The PTIF operates and reports to participants on an amortized cost basis. The income, gains, and losses, net of administration fees, of the PTIF are allocated based upon the participants average daily balances. The following are the City's investments as of June 30, 2006:

Investments	Investment Maturities (in Years)				Quality Ratings
	Less Than 1	1-5	6-10	More than 10	
Collateralized Money Market	\$ 13,140,390	\$ -	\$ -	\$ -	Unrated
Uncollateralized Money Market	347,870				Unrated
Utah Public Treasurer's Investment Fund	14,369,512				Unrated
Commerical Paper	7,795,049			-	AAA
U.S. Agencies	1,907,866			-	AAA
Corporate Notes	2,392,243				AAA
<b>Total Investments</b>	<b>\$ 39,952,930</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	

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**D. Interest Rate Risk**

Interest rate risk is the risk that changes in interest rates of debt investments will adversely affect the fair value of the investment. The City manages its disclosure to declines in fair value by adhering to the Money Management Act. The Act requires that the remaining term to maturity of the investments may not exceed the period of availability of the funds to be invested. The Act further limits the remaining term to maturity of commercial paper to 270 days. The City's maturity of its investment in commercial paper is 13 days. Fixed rate negotiable deposits and corporate obligations to 365 days or less. Maturities of the City's investments are noted above.

**E. Concentration of Credit risk.**

Concentration of credit risk is the risk of loss attributed to the magnitude of a City's investment in a single issuer. The City's policy to limit this risk is to adhere to the rules of the Money Management Council. The Council's rule 17 limits investments in a single issuer of commercial paper and corporate obligations to between 5 and 10 percent depending on the total dollar amount held in the City's portfolio at the time of purchase.

Of the City's investments none are more than 5% of the portfolio in one particular issuer. Therefore, the City is within the limits established by the Council's rule 17.

**NOTE 5 - RECEIVABLES**

Receivables as of year end for the government's individual major fund and nonmajor, internal service, and fiduciary funds in the aggregate, including the applicable allowances for uncollectible accounts, are as follows:

	General	Debt Service	RDA	MBA	Construction	Water	Sanitation	Mulligans	Nonmajor Governmental	Total
<b>Receivables:</b>										
Accounts	\$ 31,143	\$ -	\$ -	\$ -	\$ -	\$ 2,159,479	\$ 275,550	\$ 1,382	\$ 60,063	\$ 2,527,617
Property Tax	4,616,033		3,171,000							7,787,033
Other Taxes	1,509,482									1,509,482
<b>Special</b>										
Assessments		6,475,000								6,475,000
Intergovernmental	311,360				108,280				13,970	433,610
<b>Less Allowance</b>										
For uncollectible						(32,392)	(4,134)		(901)	(37,427)
<b>Accounts</b>										
	<u>\$ 6,468,018</u>	<u>\$ 6,475,000</u>	<u>\$ 3,171,000</u>	<u>\$ -</u>	<u>\$ 108,280</u>	<u>\$ 2,127,087</u>	<u>\$ 271,416</u>	<u>\$ 1,382</u>	<u>\$ 73,132</u>	<u>\$ 18,695,315</u>

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**NOTE 6 – INTERFUND RECEIVABLES, PAYABLES, AND TRANSFERS**

The composition of interfund balances as of June 30, 2006 is as follows:

Note to/ Note from other funds:

<u>Receivable fund</u>	<u>Payable Fund</u>	<u>Amount</u>
Capital Projects	Mulligans Fund	\$ 50,985

Interfund balances are created to finance the purchase of Golf carts for the Mulligans Golf Course. The note will be paid over 5 years and carries a 5.25% interest rate. The long-term portion at June 30, 2006 is \$41,804.

**Interfund Transfers:**

	Transfer Out					Total
	General	Construction	RDA	Nonmajor Govrnmtl.	Business Type	
Transfer In:						
General	\$ -	\$ 9,000	\$ 165,324	\$ 67,532	\$ 56,796	\$ 298,652
Debt Service	550,393	1,575,977	-	-	197,294	2,323,664
MBA	-	-	725,295	-	-	725,295
Construction	5,140,387	-	335,550	10,000	40,050	5,525,987
Nonmajor Govtl.	1,194,545	400,000	-	800,000	-	2,394,545
RDA	-	-	-	-	-	-
Business Type	80,000	3,783,694	-	-	-	3,863,694
Total Transfer Out	<u>\$ 6,965,325</u>	<u>\$ 5,768,671</u>	<u>\$1,226,169</u>	<u>\$ 877,532</u>	<u>\$ 294,140</u>	<u>\$15,131,837</u>

The City transferred monies between funds to support debt service payments in the debt service fund. Also, the City transferred monies to support related capital expenditures in the construction fund.



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Governmental funds report *deferred revenue* in connection with receivables for revenues that are not considered to be available to liquidate liabilities of the current period. Governmental funds also defer revenue recognition in connection with resources that have been received, but not yet earned. At the end of the current fiscal year, the various components of *deferred revenue* and *unearned revenue* reported in the governmental funds were as follows:

	<u>Unavailable</u>	<u>Unearned</u>
Property taxes receivable (general fund)	\$ -	\$4,124,420
Delinquent Property Taxes (general fund)	335,232	-
Property taxes receivable (redevelopment agency)	-	3,171,000
Special assessments not yet due (debt service fund)	<u>6,475,000</u>	-
Total deferred/unearned revenue for governmental funds	<u>\$10,934,652</u>	<u>\$3,171,000</u>

**NOTE 7 – CAPITAL ASSETS**

Primary Government Governmental activities:	<u>Beginning Balance</u>	<u>Increases</u>	<u>Decreases</u>	<u>Ending Balance</u>
Capital assets not being depreciated:				
Land	\$ 8,099,623	\$ 12,688,574	\$ 52,000	\$ 20,736,195
Construction in progress	3,656,817	2,212,304	1,452,993	4,416,128
Total capital assets not being depreciated	<u>11,756,440</u>	<u>14,900,877</u>	<u>1,504,993</u>	<u>25,152,323</u>
Capital assets being depreciated:				
Buildings	19,047,621	214,347	-	19,261,969
Machinery and equipment	8,406,939	1,029,686	234,525	9,202,101
Improvements	107,840,654	18,272,844	-	126,113,498
Total capital assets being depreciated	<u>135,295,214</u>	<u>19,516,877</u>	<u>234,525</u>	<u>154,577,567</u>
Less accumulated depreciation for:				
Buildings	1,839,042	653,475	-	2,492,517
Improvements	25,548,030	3,704,949	-	29,252,979
Machinery and equipment	4,507,782	996,078	189,846	5,314,014
Total accumulated depreciation	<u>31,894,854</u>	<u>5,354,502</u>	<u>189,846</u>	<u>37,059,510</u>
Total capital assets, being depreciated, net	<u>103,400,360</u>	<u>14,162,375</u>	<u>44,679</u>	<u>117,518,056</u>
Governmental activities capital assets, net	<u>\$ 115,156,800</u>	<u>\$ 29,063,252</u>	<u>\$ 1,549,672</u>	<u>\$ 142,670,380</u>

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	Beginning Balance	Increases	Decreases	Ending Balance
<b>Business-type activities:</b>				
Capital assets not being depreciated:				
Land	\$ 12,134,910	\$ -	\$ -	\$ 12,134,910
Construction in progress	10,893,931	2,891,958	10,893,931	2,891,958
Water Shares	17,688,682	391,500	-	18,080,182
Total capital assets not being depreciated	<u>40,717,523</u>	<u>3,283,458</u>	<u>10,893,931</u>	<u>33,107,050</u>
Capital assets being depreciated:				
Buildings	1,960,145	-	-	1,960,145
Improvements	29,981,915	18,289,918	-	48,271,833
Machinery and equipment	2,114,020	120,975	-	2,234,995
Total capital assets being depreciated	<u>34,056,080</u>	<u>18,410,893</u>	<u>-</u>	<u>52,466,973</u>
Less accumulated depreciation for:				
Buildings	318,303	79,929	-	398,232
Improvements	7,167,940	1,705,371	-	8,873,311
Machinery and equipment	1,133,827	174,079	-	1,307,906
Total accumulated depreciation	<u>8,620,070</u>	<u>1,959,380</u>	<u>-</u>	<u>10,579,449</u>
Total capital assets, being depreciated, net	<u>25,436,010</u>	<u>16,451,514</u>	<u>-</u>	<u>41,887,524</u>
Business-type activities capital assets, net	<u>\$ 66,153,533</u>	<u>\$ 19,734,972</u>	<u>\$ 10,893,931</u>	<u>\$ 74,994,574</u>

Depreciation expense was charged to functions/programs of the primary government as follows:

Governmental activities:

General government	\$ 568,371
Public safety	336,246
Public Works	3,758,775
Parks	691,111
Total depreciation expense – governmental activities	<u>\$5,354,503</u>

Business – type activities:

Water	\$1,835,335
Mulligans	90,486
Sanitation	33,559
Total depreciation expense – business-type activities	<u>\$1,959,380</u>

**Construction commitments**

The government has various construction projects as of June 30, 2006. The government's commitments with contractors are as follows:

Project	Remaining Commitment
Various Park Projects	\$ 363,527
Water Projects	1,621,901
Residential Street lighting	277,306
Various Road Projects	400,124
Total	<u>\$ 2,662,858</u>

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**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

**NOTE 8 - LEASE COMMITMENTS**

The City during 2002 executed a new lease in the amount of \$1,428,000 payable in annual installments for 5 years. During 2003, the City executed a new lease in the amount of \$567,577 payable in annual installments over 10 years. Also during 2003, the City executed a new lease in the amount of \$291,586 payable in annual installments over 6 years.

The City during 2006 executed a new lease in the amount of \$1,398,000 payable in annual installments for 5 years.

The assets acquired through capital leases are as follows:

	Governmental Activities
Asset:	
Machinery and Equipment	\$3,302,735
Less: Accumulated Amortization	(1,529,983)
Total	<u>\$1,772,752</u>

Amortization of capital assets purchased under capital leases are included in depreciation.

The present value of future minimum capital lease payments under these leases as of June 30, 2006 are:

Fiscal Year	Governmental Amount	Business-type Amount	Total Amount
2007	\$ 632,825	\$ 127,774	\$ 760,599
2008	309,486	127,775	437,261
2009	309,486	127,775	437,261
2010	256,591	127,775	384,366
2011	71,572		71,572
2012	71,573		71,573
Total Minimum lease payments	\$ 1,651,533	\$ 511,099	\$ 2,162,632
Less amounts representing interest	(156,392)	(45,756)	(202,148)
Present value of minimum lease payments	<u>\$ 1,495,141</u>	<u>\$ 465,343</u>	<u>\$ 1,960,484</u>

At June 30, 2006 the City's capital leases payable balance consisted of the following:

	Capital Leases Payable Governmental	Capital Leases Payable Business-type	Capital Leases Payable All Fund Types
Capital Leases Payable	\$ 1,495,140	\$ 465,344	\$ 1,960,484
Current Portion Capital Lease Payable	(569,037)	(109,812)	(678,849)
Long Term Capital Leases Payable	<u>\$ 926,104</u>	<u>\$ 355,531</u>	<u>\$ 1,281,635</u>

**CITY OF SOUTH JORDAN**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

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**NOTE 9 - LONG-TERM DEBT**

Bonds and notes payable at June 30, 2006, are comprised of the following:

**Revenue Bonds:**

**Sales Tax Revenue Bond:**

\$15,000,000 Sales Tax Revenue Bond due in annual principal  
and semi-annual interest payments through August, 2026 -  
Interest is at varying rates from 3.50 to 5.20% \$ 13,355,000

**2002 Lease Revenue Bond:**

\$9,390,000 Revenue Series Bond due in annual principal and  
semi-annual interest payments through September of 2023 -  
Interest is at a varying rate from 2.50% to 4.00% 8,730,000

**Excise Tax Road Bond:**

\$2,865,000 Excise Tax Road Bonds due in annual principal  
and semi-annual interest payments through November 2010 -  
Interest is at a varying rate from 4.90 to 5.00% 1,600,000

**Water Revenue Bonds:**

\$3,400,000 Water Revenue Bonds due in annual principal and  
semi-annual interest payments through November 2020 -  
interest is at a varying rate from 4.40 to 5.50% 2,845,000

**2003 Water Revenue Bonds:**

\$22,480,000 Water Revenue Bonds due in annual principal  
and semi-annual interest payments through March 2024 -  
interest at a varying rate from 3.00% to 5.00% 21,000,000

**2006 Municipal Building Authority Bond:**

\$9,505,000 Municipal Authority Bond due in annual  
principal and interest payments through February 2029 -  
interest is at a varying rate from 3.00% to 4.00% 8,405,000

**CITY OF SOUTH JORDAN**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

Fiscal Year	Revenue Bonds			
	Governmental		Business-Type	
	Principal	Interest	Principal	Interest
2007	\$ 1,020,000	\$ 1,114,572	\$ 2,035,000	\$ 1,496,457
2008	1,055,000	1,075,512	2,095,000	1,429,642
2009	1,095,000	1,033,639	1,170,000	1,361,371
2010	1,140,000	988,888	1,220,000	1,314,715
2011	1,180,000	940,780	1,265,000	1,267,479
2012-2016	4,755,000	4,083,074	7,230,000	5,443,921
2017-2021	6,095,000	2,710,626	9,295,000	3,420,976
2022-2026	6,340,000	992,769	6,705,000	1,033,161
2027-2031	1,005,000	26,128	1,235,000	112,718
Total	<u>\$ 23,685,000</u>	<u>\$ 12,965,988</u>	<u>\$ 32,250,000</u>	<u>\$ 16,880,440</u>

**Special Assessment Bond:**

2002 Special Assessment Bond:

\$7,470,000 Special Assessment Bond due in annual principal  
and interest payments through November 2017 -

Interest is at a varying rate from 5.50% to 6.875% \$ 6,475,000

Fiscal Year	Special Assessment Bond Governmental	
	Principal	Interest
2007	\$ 375,000	\$ 430,831
2008	395,000	410,206
2009	420,000	387,494
2010	445,000	363,344
2011	475,000	332,750
2012-2016	2,905,000	1,127,844
2017-2021	1,460,000	152,281
Total	<u>\$ 6,475,000</u>	<u>\$ 3,204,750</u>

**CITY OF SOUTH JORDAN**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

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**NOTE 9 – LONG-TERM DEBT (CONTINUED)**

Notes Payable:

Note Payable - Zions:

\$1,500,000 Line of Credit with semi-annual principal  
and interest payments through December 2012 –  
interest rate at 4.75% \$1,170,910

Note Payable:

\$380,652 Note Payable on land purchase with annual  
principal and interest payments through April 2009 –  
interest rate of 5% 239,431

Note Payable:

\$420,000 Note Payable on a building purchase with annual  
principal and interest payments through August 2014 –  
interest rate of 5% 351,376

Note Payable:

\$702,678 Note payable on a land purchase with annual  
Principal and interest payments through August 2006 –  
Interest rate of 9.9% 351,138

Note Payable:

\$631,256 note payable on a land purchase with annual  
Principal and interest payments through July 2007 –  
Interest rate of 5.5% 631,256

Note Payable:

\$273,294 note payable to URMMA. This payable is a result  
of insurance claims against the City. The additions reflect  
new insurance claims. The deductions represent payments  
made to URMMA. Payable over five years - due quarterly –  
This note bears no interest 143,722

**CITY OF SOUTH JORDAN**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

**NOTE 9 – LONG-TERM DEBT (CONTINUED)**

Fiscal Year	Notes Payable Governmental	
	Principal	Interest
2007	\$ 1,080,978	\$ 140,947
2008	599,339	87,457
2009	297,570	56,231
2010	224,196	41,688
2011	235,053	30,831
2012-2016	450,697	29,547
2017-2021		
Total	<u>\$ 2,887,833</u>	<u>\$ 386,701</u>

The future annual requirements for all outstanding bond and note obligations as of June 30, 2006 are as follows:

Fiscal Year	All Bonds and Notes		
	Principal	Interest	Total
2007	\$ 4,510,978	\$ 3,182,807	\$ 7,693,785
2008	4,144,339	3,002,817	7,147,156
2009	2,982,570	2,838,735	5,821,305
2010	3,029,196	2,708,635	5,737,831
2011	3,155,053	2,571,840	5,726,893
2012-2016	15,340,697	10,684,386	26,025,083
2017-2021	16,850,000	6,283,883	23,133,883
2022-2026	13,045,000	2,025,930	15,070,930
2027-2031	2,240,000	138,846	2,378,846
Total	<u>\$ 65,297,833</u>	<u>\$ 33,437,879</u>	<u>\$ 98,735,712</u>

During fiscal year 2006 the City Issued \$9,505,000. Municipal Building Bond to refund the remaining principal balance of the 2004 Municipal Building Bond. The refunding was undertaken to establish a set interest rate and to reduce restrictive covenants and future debt service payments.

**CITY OF SOUTH JORDAN**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

**Changes in Long Term Debt**

	July 1 2005	Additions	Reductions	June 30 2006	Due in One Yr
<b>Governmental Activities:</b>					
Bonds Payable:					
Excise tax road bonds	\$ 1,880,000		\$ 280,000	\$ 1,600,000	\$ 290,000
Sales tax revenue bond	13,725,000		370,000	13,355,000	385,000
2002 Lease revenue bond	9,065,000		335,000	8,730,000	345,000
Special Assessment bond	6,740,000		265,000	6,475,000	375,000
Note Payable - Zions	1,319,206		148,296	1,170,910	157,725
Notes payable	311,764		72,333	239,431	68,888
Notes payable	386,608		35,232	351,376	36,815
Notes Payable - Land	-	702,678	351,540	351,138	351,138
Notes Payable - Land	-	631,256	-	631,256	315,628
Capital leases	2,040,851		545,711	1,495,140	569,037
Compensated absences	490,660	509,368	392,279	607,749	607,749
Claims and judgments	172,388	21,086	49,752	143,722	143,722
Gov't Activities long-term Debt	<u>\$ 36,131,477</u>	<u>\$ 1,864,388</u>	<u>\$ 2,845,143</u>	<u>\$ 35,150,722</u>	<u>\$ 3,645,702</u>
<b>Business Type Activities:</b>					
Bonds Payable:					
2003 Water revenue bond	\$ 21,750,000		\$ 750,000	\$ 21,000,000	\$ 785,000
Water revenue bond	2,970,000		125,000	2,845,000	130,000
Municipal building bond	12,500,000		12,500,000	-	-
Refunding Municipal Building Bond	-	9,505,000	1,100,000	8,405,000	1,120,000
Notes payable - Trans-Jordan Landfill	414,172		414,172	-	-
Capital leases	571,076		105,731	465,344	109,812
Compensated absences	26,742	33,092	36,647	23,187	23,187
Business-Type Activities long-term Debt	<u>\$ 38,231,990</u>	<u>\$ 9,538,092</u>	<u>\$ 15,031,550</u>	<u>\$ 32,738,532</u>	<u>\$ 2,167,999</u>

**NOTE 10 - RETIREMENT PLAN**

**Plan Description.** The City of South Jordan contributes to the Local Governmental Contributory Retirement System and Local Governmental Noncontributory Retirement System, Public Safety Retirement System, and Fire Fighters Retirement System which are for employers with Social Security coverage cost-sharing multiple-employer defined benefit pension plans administered by the Utah Retirement Systems (Systems). Utah Retirement Systems provide refunds, retirement benefits, annual cost of living adjustments and death benefits to plan members and beneficiaries in accordance with retirement statutes.



**CITY OF SOUTH JORDAN**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

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The Systems are established and governed by the respective sections of Chapter 49 of the Utah Code Annotated 1953 as amended. The Utah State Retirement Office Act in Chapter 49 provides for the administration of the Utah Retirement Systems and Plans under the direction of the Utah State Retirement Board (Board) whose members are appointed by the Governor. The Systems issue a publicly available financial report that includes financial statements and required supplementary information for the Local Governmental Contributory Retirement System, Local Governmental Noncontributory Retirement System, Public Safety Retirement System, and Fire Fighters Retirement System which are for employers with Social Security coverage. A copy of the report may be obtained by writing to the Utah Retirement Systems, 540 East 200 South, Salt Lake City, Utah, 84102 or by calling 1-800-365-8772.

**Funding Policy.**

In the Utah Retirement Public Employees Contributory Retirement System Plan, members are required to contribute 6.0% of their annual covered salary (all or part may be paid by the employer for the employee). The City has chosen to contribute 5.0% of the member's required contribution. In addition, the City is required to contribute 7.08% of the member's annual covered salary. In the Utah Retirement Public Safety Contributory Retirement System for employers with Social Security Coverage Plan, members are required to contribute 12.29% of their salary (all or part may be paid by the employer for the employee). The City has chosen to contribute 4.38% of the members required contribution. In addition the City is required to contribute 7.95% of the member's annual covered salary. In the Utah Retirement Fire Fighters Retirement System for employers with Social Security Coverage Plan, members are required to contribute 8.61% of their annual covered salary (all or part may be paid by the employer for the employee). The City has chosen to contribute 7.61% of the members required contribution. The contribution rates are the actuarially determined rates. The contribution requirements of the Systems are authorized by statute and specified by the board.

The City contributions to the Local Governmental Contributory Retirement System for the years ending June 30, 2006, 2005, and 2004 were \$736,749, \$653,231, and \$460,324, respectively. The contributions were equal to the required contributions for each year.

For the Public Safety Retirement System the contributions for June 30, 2006, 2005, and 2004 were \$224,871, \$195,739, and \$153,236, respectively and for the Fire Fighters Retirement System the contributions for June 30, 2006, 2005, and 2004 were \$137,104, \$112,356, and \$103,868, respectively. The contributions were equal to the required contributions for each year.

**NOTE 11 - COMMITMENTS AND CONTINGENCIES**

*Litigation* - The City is a defendant in certain legal actions and pending actions, or in process for miscellaneous claims. The ultimate liability that might result from the final resolution of the above matters is not presently determinable. City management is of the opinion that the final outcome of the cases will not have an adverse material affect on the City's financial statements.

**CITY OF SOUTH JORDAN**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

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**NOTE 12 - RESERVED FUND BALANCES**

The City has reserved fund balance amounts for inventory, prepaid expenses, unspent grant proceeds, and providing perpetual maintenance care for the cemetery. The City has reserved net assets in the Water Fund and fund balance in the Capital Projects Fund for unspent impact fees. These fees will be used to construct appropriate projects as designated by the impact fee ordinance. The City has reserved net assets in the Water Fund and fund balance in the Debt Service fund for the Debt Service requirement of the bonds acquired. The City has also reserved fund balance in the Capital Projects fund for long-term receivables.

**NOTE 13 - RISK MANAGEMENT**

The City is exposed to various risks of loss related to torts, theft of, damage to and destruction of assets; errors and omissions; injuries to employees; and natural disasters. The City participates in the Utah Risk Management Mutual Association (a public entity risk pool). All claims are submitted to the Utah Risk Management Mutual Association which acts as a commercial insurer. The Association is obligated to pay all claims covered by its plan. All claims are subject to a \$7,500 deductible. The deductible is accrued as a current liability when the claim is incurred. The Utah Risk Management Mutual Association covers claims up to \$6,000,000. The City has not incurred a claim in excess of its coverage for any of the past three fiscal years.

**NOTE 14 - REDEVELOPMENT AGENCY**

The Redevelopment Agency of South Jordan City is established to further public purposes in the redevelopment of certain City areas. For the year ended June 30, 2006, the following activity occurred in the City's Redevelopment Agency:

Tax increment collection from other taxing agencies for various project areas	\$2,674,680
Tax increment paid to other taxing agencies	799,491
Outstanding loans to finance RDA projects	590,807
Amounts expended for installation of public utilities and other public improvements	99,098
Amounts expended for administrative costs	261,260

**CITY OF SOUTH JORDAN**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

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**NOTE 15 - EQUITY IN JOINT VENTURE**

**Trans - Jordan Cities**

City of South Jordan joined in a joint venture with several other municipalities to create the Trans-Jordan Cities Landfill (Trans-Jordan). Trans-Jordan was created for the purpose of operating and maintaining a landfill for the benefit of member municipalities. The City uses the equity method to account for its investment in the association.

**A. Ownership**

In accordance with the Utah Inter-local Cooperation Act (which created Trans-Jordan), all assets revert to the participating cities upon dissolution. Participant's share of these assets are based on each participating City's payment of usage fees and charges in proportion to fees paid by all participating cities for the preceding ten fiscal years. Member's participating interests are adjusted according to the above formula annually. As of June 30, 2006, these percentages are as follows:

	<u>Trans-Jordan Cities</u>	<u>South Jordan City's Share</u>
Total Assets	\$ 19,078,472	\$ 1,818,178
Total Liabilities	\$ 3,990,222	\$ 380,268
Total Equity	\$ 15,088,250	\$ 1,437,910
Total Operating Revenues	5,471,434	521,428
Total Operating Expenses	5,164,534	492,180
Net Operating Income	306,900	29,248
Total Non-operating Income (Expense)	584,958	55,746
Net Income	\$ 891,858	\$ 84,994

- B.** Trans-Jordan's Board of Directors governs the operations of Trans-Jordan through management employed by the Board. Since Trans-Jordan is subject to the same laws as the creating entities, it must follow State law for cities in the areas of fiscal management, budgeting, and financing.

**CITY OF SOUTH JORDAN**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**YEAR ENDED JUNE 30, 2006**

C.

	Trans-Jordan Cities	South Jordan City's Share
Total Assets	\$ 19,467,748	\$ 1,995,444
Total Liabilities	\$ 4,208,283	\$ 431,349
Total Equity	\$ 15,259,465	\$ 1,564,095
Total Operating Revenues	\$ 5,086,254	\$ 521,341
Total Operating Expenses	5,940,255	608,876
Net Operating Income	(854,001)	(87,535)
Total Non-operating Income (Expense)	1,025,216	\$ 105,085
Net Income	\$ 171,215	\$ 17,550

D. The joint venture has the following long-term debt:

	Total Amount	South Jordan City's Share
Closure and Post-closure Liability	<u>\$3,774,619</u>	<u>\$386,898</u>

E. Audited financial statements for Trans-Jordan Cities are available at the Trans-Jordan office.

Trans-Jordan Cities  
10873 South 7200 West  
South Jordan, UT 84095

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**REQUIRED SUPPLEMENTARY  
INFORMATION**



**SOUTH JORDAN**  
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# CITY OF SOUTH JORDAN

## General Fund

### Schedule of Revenues, Expenditures, and Changes in Fund Balance -

#### Budget and Actual

For the Year Ended June 30, 2006

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
<b>REVENUES</b>				
<b>Taxes</b>				
Property Tax - Current	\$ 3,653,259	\$ 4,033,259	\$ 4,064,301	\$ 31,042
Property Tax - Delinquent	110,000	110,000	160,565	50,565
Motor Vehicle Tax	375,000	440,000	512,865	72,865
Sales & Use Tax	3,969,800	4,658,801	4,926,279	267,478
Telecommunication Fee	636,000	722,000	753,042	31,042
Penalties & Interest	7,500	7,500	14,984	7,484
Energy Sales & Use Tax	1,375,000	1,887,000	1,853,968	(33,032)
Total Taxes	10,126,559	11,858,560	12,286,004	427,444
<b>Licenses &amp; Permits</b>				
Building Permits	2,090,606	3,509,606	3,468,398	(41,208)
Business Licenses	100,000	100,000	119,898	19,898
Solid Waste License Fee	42,000	42,000	68,496	26,496
Innkeeper Fee	25,200	25,200	32,133	6,933
Miscellaneous	36,250	36,250	74,534	38,284
Total Licenses & Permits	2,294,056	3,713,056	3,763,459	50,403
<b>Intergovernmental Revenues</b>				
Federal Grants	216,000	462,561	413,004	(49,557)
State Grants	40,775	310,606	348,559	37,953
Class "C" Road Allotment	1,285,000	1,285,000	1,324,067	39,067
Liquor Fund Allotment	25,000	25,000	30,899	5,899
Total Intergovernmental	1,566,775	2,083,167	2,116,529	33,362
<b>Charges for Services</b>				
Ambulance Fees	375,000	375,000	370,385	(4,615)
Engineering Fees	263,000	471,000	434,675	(36,325)
Plan Check Fees	1,050,000	2,037,000	1,989,975	(47,025)
Zoning & Subdivision Fees	136,300	273,300	239,927	(33,373)
Other Services	1,407,479	1,410,224	1,567,901	157,677
Total Charges for Services	3,231,779	4,566,524	4,602,863	36,339
<b>Fines and Forfeitures</b>				
	1,100,000	1,125,000	1,260,350	135,350
<b>Misc Revenue</b>				
Investment Earnings	173,290	423,290	419,040	(4,250)
Sundry Revenue	48,300	137,091	145,579	8,488
Total Misc Revenue	221,590	560,381	564,619	4,238
Total Revenue	18,540,759	23,906,688	24,593,824	687,136

See accompanying notes.

# CITY OF SOUTH JORDAN

## General Fund

### Schedule of Revenues, Expenditures, and Changes in Fund Balance - Budget and Actual For the Year Ended June 30, 2006

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
<b>EXPENDITURES</b>				
<b>General Government</b>				
General Administration	\$ 1,851,614	\$ 1,042,181	\$ 920,605	\$ 121,576
City Operations	894,294	1,080,197	1,047,090	33,107
Legal	174,842	206,339	192,477	13,862
Total General Government	2,920,750	2,328,717	2,160,172	168,545
<b>Public Safety</b>				
Administration	800,241	1,384,972	1,354,878	30,094
Police	2,998,426	2,925,809	2,855,143	70,666
Fire	2,905,675	3,201,663	3,160,109	41,554
Ordinance Enforcement	240,059	252,261	228,887	23,374
Fleet/Facilities	798,201	795,152	778,709	16,443
Total Public Safety	7,742,602	8,559,857	8,377,726	182,131
<b>Municipal Services</b>				
Administration	1,311,245	1,483,272	1,469,733	13,539
Streets and Roads	1,197,789	1,118,062	935,400	182,662
Development Services	985,968	1,031,313	1,005,916	25,397
Total Municipal Services	3,495,002	3,632,647	3,411,049	221,598
<b>Finance &amp; Administrative Services</b>				
Administration	1,180,983	1,663,267	1,584,922	78,345
Municipal Court	285,681	296,320	284,517	11,803
Parks & Recreation	1,670,015	1,731,295	1,615,837	115,458
Total Finance & Administrative Services	3,136,679	3,690,882	3,485,276	205,606
Total Expenditures	17,295,033	18,212,103	17,434,223	777,880
<b>Excess (Deficiency) of revenues Over Expenditures</b>				
	1,245,726	5,694,585	7,159,601	1,465,016
<b>OTHER FINANCING SOURCES (USES)</b>				
Operating Transfers In	110,000	300,563	298,652	(1,911)
Operating Transfers Out	(1,355,726)	(5,995,148)	(6,965,325)	(970,177)
Total Other Financing Sources (Uses)	(1,245,726)	(5,694,585)	(6,666,673)	(972,088)
Net Change in Fund Balance	-	-	492,928	492,928
Fund Balance - July 1	3,397,040	3,397,040	3,397,040	-
Fund Balance - June 30	\$ 3,397,040	\$ 3,397,040	\$ 3,889,968	\$ 492,928

See accompanying notes.



**CITY OF SOUTH JORDAN**  
Redevelopment Agency Fund  
Schedule of Revenues, Expenditures, and Changes in Fund Balance -  
Budget and Actual  
For the Year Ended June 30, 2006

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
<b>REVENUES</b>				
Taxes	\$ 2,761,987	\$ 2,674,680	\$ 2,674,680	\$ -
Interest	-	-	866	866
Miscellaneous	238,266	19,856	19,855	(1)
Total Revenue	<u>3,000,253</u>	<u>2,694,536</u>	<u>2,695,401</u>	<u>865</u>
<b>EXPENDITURES</b>				
General Government	753,119	358,826	261,260	97,566
Capital Outlay & Projects	270,500	471,290	99,098	372,192
Tax Increment Distributions	851,289	867,725	799,491	68,234
Debt Service				
Principal Retirement	-	-	107,395	(107,395)
Interest and Fees	338,050	-	34,919	(34,919)
Total Expenditures	<u>2,212,958</u>	<u>1,697,841</u>	<u>1,302,163</u>	<u>395,678</u>
Excess (Deficiency) of revenues Over Expenditures	<u>787,295</u>	<u>996,695</u>	<u>1,393,238</u>	<u>396,543</u>
<b>OTHER FINANCING SOURCES (USES)</b>				
Operating Transfers Out	(787,295)	(1,226,169)	(1,226,169)	-
Total Other Financing Sources (Uses)	<u>(787,295)</u>	<u>(1,226,169)</u>	<u>(1,226,169)</u>	<u>-</u>
Net Change in Fund Balance	-	(229,474)	167,069	396,543
Fund Balance - July 1	266,716	266,716	266,716	-
Fund Balance - June 30	<u>\$ 266,716</u>	<u>\$ 37,242</u>	<u>\$ 433,785</u>	<u>\$ 396,543</u>

See accompanying notes.

**SUPPLEMENTARY INFORMATION**



**SOUTH JORDAN**  
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## NONMAJOR GOVERNMENTAL FUNDS

### Special Revenue Funds

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Special revenue funds are used to account for specific revenues that are legally restricted to expenditure for particular purposes. The Special Revenue Funds of the City are as follows:

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- 1) **Glenmoor Special Services District** - This fund is used to account for the activities of the Special Services District. The District is an entity established to provide and maintain recreation services and facilities for City citizens residing within the District.
- 2) **Historical Preservation** - This fund is used to account for activities associated with printing and distribution of a historical publication of the City.
- 3) **Parkway Care** - This fund is used to account for funds set aside for expenditures related to special roadside improvements in selected areas of the City.
- 4) **Street Lighting** - This fund is used to track revenue from a monthly fee paid by City residents for maintenance and installation of City street lights.
- 5) **Storm Drain** - This fund is used to track revenue from a monthly fee paid by City residents for the maintenance of the City's storm drain system.
- 6) **Recreation Programs** - This fund is used to track revenue and expenditures dealing with the City's sports and recreation programs.
- 7) **CDBG Fund** - This fund is used to account for the revenues received by the City as a grantee participant in the Community Development Grant Program.
- 8) **Workers Compensation Fund** - This fund is used to account for revenues transferred and accumulated to pay future workers compensation claims.
- 9) **Recreation Center Fund** - This fund is used to account for fees charged to users and expenditures dealing with maintenance of the facility.

### Permanent Fund

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Permanent funds are used to report resources that are legally restricted to the extent that only earnings, not principal, may be used for purposes that support the reporting government's programs.

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- 1) **Cemetery Perpetual Care Fund** - This fund is used to account for principal trust amounts received and related interest income. The interest portion of the trust can be used to maintain the community cemetery.

# CITY OF SOUTH JORDAN

Combining Balance Sheet  
Nonmajor Governmental Funds  
June 30, 2006

	Special Revenue				
	Glenmoor	Historical	Parkway Care	Street Lighting	Storm Drain
<b>ASSETS</b>					
Cash & Cash Equivalents	\$ 51,100	\$ 51,893	\$ 1,238,487	\$ 441,774	\$ 51,509
Receivables					
Accounts Receivable	-	-	-	1,749	57,413
Other Receivables	-	-	-	-	-
Total Assets	<u>\$ 51,100</u>	<u>\$ 51,893</u>	<u>\$ 1,238,487</u>	<u>\$ 443,523</u>	<u>\$ 108,922</u>
<b>LIABILITIES AND FUND BALANCES</b>					
<b>LIABILITIES</b>					
Accounts payable and Accrued Liabilities	\$ -	\$ 4,435	\$ -	\$ 28,124	\$ 4,858
Due to Other Funds	-	-	-	-	-
Total Liabilities	<u>-</u>	<u>4,435</u>	<u>-</u>	<u>28,124</u>	<u>4,858</u>
<b>FUND BALANCES</b>					
Reserved for Perpetual Care	-	-	-	-	-
Unreserved Fund Balance	51,100	47,458	1,238,487	415,399	104,064
Total Fund Balances	<u>51,100</u>	<u>47,458</u>	<u>1,238,487</u>	<u>415,399</u>	<u>104,064</u>
Total Liabilities and Fund Balances	<u>\$ 51,100</u>	<u>\$ 51,893</u>	<u>\$ 1,238,487</u>	<u>\$ 443,523</u>	<u>\$ 108,922</u>

Recreation	Special Revenue			Permanent	
	CDBG	Workers Comp	Rec Center	Cemetery	Total
\$ 70,778	\$ 6,876	\$ 83,386	\$ 158,459	\$ 446,087	\$ 2,600,348
	-			-	59,162
	13,970			-	13,970
<u>\$ 70,778</u>	<u>\$ 20,846</u>	<u>\$ 83,386</u>	<u>\$ 158,459</u>	<u>\$ 446,087</u>	<u>\$ 2,673,480</u>
\$ 939	\$ 279	\$ -	\$ 29,340	\$ -	\$ 67,974
-	-	-	-	-	-
<u>939</u>	<u>279</u>	<u>-</u>	<u>29,340</u>	<u>-</u>	<u>67,974</u>
-	-	-		289,991	289,991
69,839	20,567	83,386	129,119	156,096	2,315,515
69,839	20,567	83,386	129,119	446,087	2,605,506
<u>\$ 70,778</u>	<u>\$ 20,846</u>	<u>\$ 83,386</u>	<u>\$ 158,459</u>	<u>\$ 446,087</u>	<u>\$ 2,673,480</u>

# CITY OF SOUTH JORDAN

## Combining Statement of Revenues, Expenditures, and Changes in Fund Balances Nonmajor Governmental Funds For the year ended June 30, 2006

	Special Revenue				
	Glenmoor	Historical	Parkway Care	Street Lighting	Storm Drain
<b>REVENUES</b>					
Intergovernmental	\$ -	\$ 10,000	\$ -	\$ -	\$ -
Charges for Services	-	\$ 159	-	20,544	432,853
Interest	-	\$ 2,145	58,490	-	-
Other Revenue	-	\$ 5,602	-	-	-
Total Revenues	-	17,906	58,490	20,544	432,853
<b>EXPENDITURES</b>					
Current					
General Government	-	-	-	-	-
Municipal Services	-	-	-	350,061	230,984
Finance & Administrative Services	-	96,038	-	-	-
Capital Outlay & Projects	-	1,600	-	957,377	159,305
Total Expenditures	-	97,638	-	1,307,438	390,289
Excess (Deficiency) of					
Revenues over Expenditures	-	(79,732)	58,490	(1,286,894)	42,564
Other Financing Sources (Uses)					
Operating Transfers In	-	108,350	200,000	1,630,971	-
Operating Transfers Out	-	(6,043)	(840,000)	-	(13,400)
Total Other Financing Sources (Uses)	-	102,307	(640,000)	1,630,971	(13,400)
Net Change in Fund Balance	-	22,575	(581,510)	344,077	29,164
Fund Balances - July 1	51,100	24,883	1,819,997	71,322	74,900
Fund Balances - June 30	\$ 51,100	\$ 47,458	\$ 1,238,487	\$ 415,399	\$ 104,064

Special Revenue				Permanent	
Recreation	CDBG	Workers Comp	Rec Center	Cemetery	Total
\$ -	\$ 56,000	\$ -	\$ -	\$ -	\$ 66,000
118,694	-	-	758,248	17,483	1,347,981
-	-	-	-	18,089	78,724
-	-	-	-	-	5,602
118,694	56,000	-	758,248	35,572	1,498,307
-	56,000	-	-	-	56,000
-	-	-	-	-	581,045
102,385	-	-	1,133,658	-	1,332,081
-	-	-	73,240	-	1,191,522
102,385	56,000	-	1,206,898	-	3,160,648
16,309	-	-	(448,650)	35,572	(1,662,341)
28,653	-	41,571	385,000	-	2,394,545
-	-	-	-	(18,089)	(877,532)
28,653	-	41,571	385,000	(18,089)	1,517,013
44,962	-	41,571	(63,650)	17,483	(145,328)
24,877	20,567	41,815	192,769	428,604	2,750,834
\$ 69,839	\$ 20,567	\$ 83,386	\$ 129,119	\$ 446,087	\$ 2,605,506



# CITY OF SOUTH JORDAN

## Debt Service Fund Schedule of Revenues, Expenditures, and Changes in Fund Balance - Budget and Actual For the Year Ended June 30, 2006

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
<b>REVENUES</b>				
Special Assessments	\$ 720,656	\$ 720,656	\$ 710,771	\$ (9,885)
Interest	21,950	36,950	66,938	29,988
Miscellaneous	149,740	149,740	149,990	250
Total Revenue	<u>892,346</u>	<u>907,346</u>	<u>927,699</u>	<u>20,353</u>
<b>EXPENDITURES</b>				
Debt Service				
Principal	1,801,898	2,019,414	2,029,135	(9,721)
Interest and Fees	1,276,708	1,333,627	1,315,604	18,023
Total Expenditures	<u>3,078,606</u>	<u>3,353,041</u>	<u>3,344,739</u>	<u>8,302</u>
Excess (Deficiency) of revenues Over Expenditures	<u>(2,186,260)</u>	<u>(2,445,695)</u>	<u>(2,417,040)</u>	<u>28,655</u>
<b>OTHER FINANCING SOURCES (USES)</b>				
Operating Transfers In	2,096,260	2,323,664	2,323,664	-
Total Other Financing Sources (Uses)	<u>2,096,260</u>	<u>2,323,664</u>	<u>2,323,664</u>	<u>-</u>
Net Change in Fund Balance	(90,000)	(122,031)	(93,376)	28,655
Fund Balance - July 1	1,237,430	1,237,430	1,237,430	-
Fund Balance - June 30	<u>\$ 1,147,430</u>	<u>\$ 1,115,399</u>	<u>\$ 1,144,054</u>	<u>\$ 28,655</u>

**CITY OF SOUTH JORDAN**  
**Municipal Building Authority**  
**Schedule of Revenues, Expenditures, and Changes in Fund Balance -**  
**Budget and Actual**  
**For the Year Ended June 30, 2006**

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
<b>REVENUES</b>				
Interest	\$ 5,000	\$ 5,000	\$ 32,181	\$ 27,181
Total Revenue	<u>5,000</u>	<u>5,000</u>	<u>32,181</u>	<u>27,181</u>
<b>EXPENDITURES</b>				
General Government	3,000	3,000	-	3,000
Capital Outlay	262,198	259,198	259,653	(455)
Debt Service				
Principal	335,000	335,000	335,000	-
Interest and Fees	392,295	392,295	392,045	250
Total Expenditures	<u>992,493</u>	<u>989,493</u>	<u>986,698</u>	<u>2,795</u>
Excess (Deficiency) of revenues Over Expenditures	<u>(987,493)</u>	<u>(984,493)</u>	<u>(954,517)</u>	<u>29,976</u>
<b>OTHER FINANCING SOURCES (USES)</b>				
Operating Transfers In	725,295	725,295	725,295	-
Operating Transfers Out	-	-	-	-
Total Other Financing Sources (Uses)	<u>725,295</u>	<u>725,295</u>	<u>725,295</u>	<u>-</u>
Net Change in Fund Balance	(262,198)	(259,198)	(229,222)	29,976
Fund Balance - July 1	1,076,341	1,076,341	1,076,341	-
Fund Balance - June 30	<u>\$ 814,143</u>	<u>\$ 817,143</u>	<u>\$ 847,119</u>	<u>\$ 29,976</u>

# CITY OF SOUTH JORDAN

## Construction

### Schedule of Revenues, Expenditures, and Changes in Fund Balance - Budget and Actual

For the Year Ended June 30, 2006

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
<b>REVENUES</b>				
Interest	\$ -	\$ -	\$ 158,381	\$ 158,381
Impact Fees	823,339	1,777,000	5,831,054	4,054,054
Miscellaneous	-	495,000	621,558	126,558
Total Revenue	<u>823,339</u>	<u>2,272,000</u>	<u>6,610,993</u>	<u>4,338,993</u>
<b>EXPENDITURES</b>				
Capital Outlay				
Road and Bridge	-	1,106,289	785,901	320,388
Parks	1,277,801	2,973,935	2,537,433	436,502
Storm Drain	696,436	1,760,523	962,106	798,417
Other Projects	1,778,091	6,874,868	4,497,412	2,377,456
Total Expenditures	<u>3,752,328</u>	<u>12,715,615</u>	<u>8,782,852</u>	<u>3,932,763</u>
Excess (Deficiency) of revenues Over Expenditures	<u>(2,928,989)</u>	<u>(10,443,615)</u>	<u>(2,171,859)</u>	<u>8,271,756</u>
<b>OTHER FINANCING SOURCES (USES)</b>				
Debt Proceeds	-	1,334,506	1,333,934	(572)
Sale of Capital Assets	-	3,659,835	3,881,177	221,342
Operating Transfers In	112,965	4,864,718	5,525,987	661,269
Operating Transfers Out	(1,224,267)	(2,313,661)	(5,768,671)	(3,455,010)
Total Other Financing Sources (Uses)	<u>(1,111,302)</u>	<u>7,545,398</u>	<u>4,972,427</u>	<u>(2,572,971)</u>
Net Change in Fund Balance	(4,040,291)	(2,898,217)	2,800,568	5,698,785
Fund Balance - July 1	9,845,178	9,845,178	9,845,178	-
Fund Balance - June 30	<u>\$ 5,804,887</u>	<u>\$ 6,946,961</u>	<u>\$ 12,645,746</u>	<u>\$ 5,698,785</u>

**CITY OF SOUTH JORDAN**  
**Glenmoor Special Improvement District**  
**Schedule of Revenues, Expenditures, and Changes in Fund Balance -**  
**Budget and Actual**  
**For the Year Ended June 30, 2006**

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
<b>REVENUES</b>				
Taxes	\$ -	\$ -	-	\$ -
Total Revenue	-	-	-	-
<b>EXPENDITURES</b>				
Parks	-	-	-	-
Capital Outlay & Projects	-	-	-	-
Total Expenditures	-	-	-	-
Excess (Deficiency) of revenues Over Expenditures	-	-	-	-
Net Change in Fund Balance	-	-	-	-
Fund Balance - July 1	51,100	51,100	51,100	-
Fund Balance - June 30	<u>\$ 51,100</u>	<u>\$ 51,100</u>	<u>\$ 51,100</u>	<u>\$ -</u>

**CITY OF SOUTH JORDAN**  
Historical Preservation  
Schedule of Revenues, Expenditures, and Changes in Fund Balance -  
Budget and Actual  
For the Year Ended June 30, 2006

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
<b>REVENUES</b>				
Intergovernmental	\$ -	\$ -	\$ 10,000	\$ 10,000
Charges for Services	-	-	159	159
Interest	300	300	2,145	1,845
Other Revenue	1,000	1,000	5,602	4,602
Total Revenue	<u>1,300</u>	<u>1,300</u>	<u>17,906</u>	<u>16,606</u>
<b>EXPENDITURES</b>				
Finance & Administrative Services	4,600	103,907	96,038	7,869
Capital Outlay & Projects	-	1,700	1,600	100
Total Expenditures	<u>4,600</u>	<u>105,607</u>	<u>97,638</u>	<u>7,969</u>
Excess (Deficiency) of revenues				
Over Expenditures	<u>(3,300)</u>	<u>(104,307)</u>	<u>(79,732)</u>	<u>24,575</u>
<b>OTHER FINANCING SOURCES (USES)</b>				
Operating Transfers In	3,000	108,350	108,350	-
Operating Transfers Out	-	(6,043)	(6,043)	-
Total Other Financing Sources (Uses)	<u>3,000</u>	<u>102,307</u>	<u>102,307</u>	<u>-</u>
Net Change in Fund Balance	(300)	(2,000)	22,575	24,575
Fund Balance - July 1	24,883	24,883	24,883	-
Fund Balance - June 30	<u>\$ 24,583</u>	<u>\$ 22,883</u>	<u>\$ 47,458</u>	<u>\$ 24,575</u>

# CITY OF SOUTH JORDAN

## Parkway Care

### Schedule of Revenues, Expenditures, and Changes in Fund Balance -

#### Budget and Actual

For the Year Ended June 30, 2006

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
REVENUES				
Interest	\$ 40,000	\$ 40,000	\$ 58,490	\$ 18,490
Total Revenue	40,000	40,000	58,490	18,490
EXPENDITURES	-	-	-	-
Excess (Deficiency) of revenues Over Expenditures	40,000	40,000	58,490	18,490
OTHER FINANCING SOURCES (USES)				
Operating Transfers In	-	200,000	200,000	-
Operating Transfers Out	(840,000)	(840,000)	(840,000)	-
Total Other Financing Sources (Uses)	(840,000)	(640,000)	(640,000)	-
Net Change in Fund Balance	(800,000)	(600,000)	(581,510)	18,490
Fund Balance - July 1	1,819,997	1,819,997	1,819,997	-
Fund Balance - June 30	\$ 1,019,997	\$ 1,219,997	\$ 1,238,487	\$ 18,490

# CITY OF SOUTH JORDAN

## Street Lighting Schedule of Revenues, Expenditures, and Changes in Fund Balance - Budget and Actual For the Year Ended June 30, 2006

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
REVENUES				
Charges for Services	\$ -	\$ 28,714	\$ 20,544	\$ (8,170)
Total Revenue	-	28,714	20,544	(8,170)
EXPENDITURES				
Municipal Services	366,612	423,971	350,061	73,910
Capital Outlay & Projects	800,000	1,235,714	957,377	278,337
Total Expenditures	1,166,612	1,659,685	1,307,438	352,247
Excess (Deficiency) of revenues Over Expenditures	(1,166,612)	(1,630,971)	(1,286,894)	344,077
OTHER FINANCING SOURCES (USES)				
Operating Transfers In	1,166,612	-	1,630,971	1,630,971
Total Other Financing Sources (Uses)	1,166,612	-	1,630,971	1,630,971
Net Change in Fund Balance	-	(1,630,971)	344,077	1,975,048
Fund Balance - July 1	71,322	71,322	71,322	-
Fund Balance - June 30	\$ 71,322	\$ (1,559,649)	\$ 415,399	\$ 1,975,048

# CITY OF SOUTH JORDAN

## Storm Drain

### Schedule of Revenues, Expenditures, and Changes in Fund Balance -

#### Budget and Actual

For the Year Ended June 30, 2006

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
<b>REVENUES</b>				
Charges for Services	\$ 408,787	\$ 408,787	\$ 432,853	\$ 24,066
Total Revenue	<u>408,787</u>	<u>408,787</u>	<u>432,853</u>	<u>24,066</u>
<b>EXPENDITURES</b>				
Municipal Services	251,397	370,784	230,984	139,800
Capital Outlay	132,787	36,618	159,305	(122,687)
Total Expenditures	<u>384,184</u>	<u>407,402</u>	<u>390,289</u>	<u>17,113</u>
Excess (Deficiency) of revenues Over Expenditures	<u>24,603</u>	<u>1,385</u>	<u>42,564</u>	<u>41,179</u>
<b>OTHER FINANCING SOURCES (USES)</b>				
Operating Transfers Out	-	(13,400)	(13,400)	-
Total Other Financing Sources (Uses)	<u>-</u>	<u>(13,400)</u>	<u>(13,400)</u>	<u>-</u>
Net Change in Fund Balance	24,603	(12,015)	29,164	41,179
Fund Balance - July 1	74,900	74,900	74,900	-
Fund Balance - June 30	<u>\$ 99,503</u>	<u>\$ 62,885</u>	<u>\$ 104,064</u>	<u>\$ 41,179</u>



**CITY OF SOUTH JORDAN**  
Recreation Programs  
Schedule of Revenues, Expenditures, and Changes in Fund Balance -  
Budget and Actual  
For the Year Ended June 30, 2006

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
<b>REVENUES</b>				
Charges for Services	\$ 142,000	\$ 142,000	\$ 118,694	\$ (23,306)
Total Revenue	<u>142,000</u>	<u>142,000</u>	<u>118,694</u>	<u>(23,306)</u>
<b>EXPENDITURES</b>				
Finance & Administrative Services	<u>142,000</u>	<u>142,000</u>	<u>102,385</u>	<u>39,615</u>
Total Expenditures	<u>142,000</u>	<u>142,000</u>	<u>102,385</u>	<u>39,615</u>
Excess (Deficiency) of revenues Over Expenditures	<u>-</u>	<u>-</u>	<u>16,309</u>	<u>16,309</u>
<b>OTHER FINANCING SOURCES (USES)</b>				
Operating Transfers In	<u>-</u>	<u>40,000</u>	<u>28,653</u>	<u>(11,347)</u>
Total Other Financing Sources (Uses)	<u>-</u>	<u>40,000</u>	<u>28,653</u>	<u>(11,347)</u>
Net Change in Fund Balance	<u>-</u>	<u>40,000</u>	<u>44,962</u>	<u>4,962</u>
Fund Balance - July 1	<u>24,877</u>	<u>24,877</u>	<u>24,877</u>	<u>-</u>
Fund Balance - June 30	<u>\$ 24,877</u>	<u>\$ 64,877</u>	<u>\$ 69,839</u>	<u>\$ 4,962</u>

**CITY OF SOUTH JORDAN**  
**Community Development Block Grant**  
**Schedule of Revenues, Expenditures, and Changes in Fund Balance -**  
**Budget and Actual**  
**For the Year Ended June 30, 2006**

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
<b>REVENUES</b>				
Grant Revenue	\$ 60,000	\$ 56,000	\$ 56,000	\$ -
Total Revenue	60,000	56,000	56,000	-
<b>EXPENDITURES</b>				
Finance & Administrative Services	60,000	56,000	56,000	-
Total Expenditures	60,000	56,000	56,000	-
Excess (Deficiency) of revenues Over Expenditures	-	-	-	-
Net Change in Fund Balance	-	-	-	-
Fund Balance - July 1	20,567	20,567	20,567	-
Fund Balance - June 30	<u>\$ 20,567</u>	<u>\$ 20,567</u>	<u>\$ 20,567</u>	<u>\$ -</u>

# CITY OF SOUTH JORDAN

## Workers Compensation Schedule of Revenues, Expenditures, and Changes in Fund Balance - Budget and Actual For the Year Ended June 30, 2006

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
REVENUES				
Charges for Services	\$ -	\$ -	\$ -	\$ -
Interest	-	-	-	-
Total Revenue	-	-	-	-
EXPENDITURES	-	-	-	-
Excess (Deficiency) of revenues Over Expenditures	-	-	-	-
OTHER FINANCING SOURCES (USES)				
Operating Transfers In	-	50,000	41,571	(8,429)
Operating Transfers Out	-	(50,000)	-	50,000
Total Other Financing Sources (Uses)	-	-	41,571	41,571
Net Change in Fund Balance	-	-	41,571	41,571
Fund Balance - July 1	41,815	41,815	41,815	
Fund Balance - June 30	<u>\$ 41,815</u>	<u>\$ 41,815</u>	<u>\$ 83,386</u>	<u>\$ 41,571</u>

# CITY OF SOUTH JORDAN

## Recreation Center

### Schedule of Revenues, Expenditures, and Changes in Fund Balance -

#### Budget and Actual

For the Year Ended June 30, 2006

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
<b>REVENUES</b>				
Charges for Services	\$ 807,484	\$ 842,484	\$ 758,248	\$ (84,236)
Total Revenue	807,484	842,484	758,248	(84,236)
<b>EXPENDITURES</b>				
Finance & Administrative Services	1,132,484	1,217,484	1,133,658	83,826
Capital Outlay	25,000	94,090	73,240	20,850
Total Expenditures	1,157,484	1,311,574	1,206,898	104,676
Excess (Deficiency) of revenues Over Expenditures	(350,000)	(469,090)	(448,650)	20,440
<b>OTHER FINANCING SOURCES (USES)</b>				
Operating Transfers In	350,000	385,000	385,000	-
Total Other Financing Sources (Uses)	350,000	385,000	385,000	-
Net Change in Fund Balance	-	(84,090)	(63,650)	20,440
Fund Balance - July 1	192,769	192,769	192,769	-
Fund Balance - June 30	\$ 192,769	\$ 108,679	\$ 129,119	\$ 20,440

**CITY OF SOUTH JORDAN**  
**Cemetery Perpetual Care**  
**Schedule of Revenues, Expenditures, and Changes in Fund Balance -**  
**Budget and Actual**  
**For the Year Ended June 30, 2006**

	Original Budget	Final Budget	Actual Amounts	Variances with Final Budget - Positive (Negative)
<b>REVENUES</b>				
Charges for Services	\$ 15,000	\$ 15,000	\$ 17,483	\$ 2,483
Interest	8,000	20,000	18,089	(1,911)
Total Revenue	<u>23,000</u>	<u>35,000</u>	<u>35,572</u>	<u>572</u>
<b>EXPENDITURES</b>	-	-	-	-
Excess (Deficiency) of revenues Over Expenditures	<u>23,000</u>	<u>35,000</u>	<u>35,572</u>	<u>572</u>
<b>OTHER FINANCING SOURCES (USES)</b>				
Operating Transfers Out	(35,000)	(35,000)	(18,089)	16,911
Total Other Financing Sources (Uses)	<u>(35,000)</u>	<u>(35,000)</u>	<u>(18,089)</u>	<u>16,911</u>
Net Change in Fund Balance	(12,000)	-	17,483	17,483
Fund Balance - July 1	<u>428,604</u>	<u>428,604</u>	<u>428,604</u>	<u>-</u>
Fund Balance - June 30	<u>\$ 416,604</u>	<u>\$ 428,604</u>	<u>\$ 446,087</u>	<u>\$ 17,483</u>

**City of South Jordan  
Impact Fee Revenues  
as of June 30, 2006**

	Road	Parks	Storm Drain	Police	Fire	Culinary
Arbors	\$ 28,050.83	\$ 84,049.42	\$ 41,557.00	\$ 4,895.93	\$ 8,246.65	\$ 74,165.13
Arcadia Meadows	4,649.79	15,236.10	-	603.08	1,026.79	8,982.15
Ascot Downs	1,084.95	5,078.70	-	201.03	342.26	2,994.05
Charlotte Drive	3,099.86	10,157.40	-	402.05	684.53	5,988.10
Chattel Estates	1,549.93	5,078.70	18,629.00	201.03	342.26	2,994.05
Cove Estates	4,979.83	14,503.40	-	538.21	871.82	8,639.10
Crystal Cove	5,639.91	8,550.00	-	408.48	561.87	7,953.00
Cyprus Credit Union	18,575.00	700.24	-	3,363.34	1,106.63	6,376.61
Daybreak	4,677.45	1,693.68	-	3,411.02	5,307.05	1,029.15
District	766,312.80	73,212.97	36,295.02	108,582.53	28,812.57	209,451.29
Gables @ Sterling Village	13,088.87	54,605.97	-	3,618.48	2,356.21	53,892.88
Harvest Point Retail	59,993.51	4,802.35	-	17,695.14	5,822.23	74,726.99
Holiday Oil	-	872.05	2,264.14	3,969.23	1,300.49	24,909.00
Ivory Crossing	92,995.78	304,722.05	77,382.00	11,860.57	20,193.57	179,642.94
Jones Farms	87,381.97	304,772.25	-	12,314.63	20,936.12	179,050.24
Jones Meadows	12,729.48	39,896.91	25,794.00	1,543.35	2,583.14	23,609.34
Jordan Haven	5,309.87	13,770.70	-	473.35	716.84	8,296.05
Jordan Ridge Estates	1,549.93	5,078.70	-	201.03	342.26	2,994.05
Kestrel Rise	36,915.46	-	-	2,496.77	821.50	39,489.60
King Benjamins Court	14,738.98	60,994.61	-	2,665.36	4,849.72	35,335.88
Lifetime Fitness Center	-	22,788.48	-	38,062.29	3,954.41	154,214.42
Lucas Dell	16,919.73	39,114.00	-	1,225.44	1,685.61	23,859.00
Lucas Hills	7,749.65	25,393.50	-	1,005.13	1,711.32	14,970.25
Lucas Meadows	9,988.88	53,744.07	-	2,587.64	4,940.06	31,063.03
McKee Ridge	4,184.81	15,236.10	17,196.00	603.08	1,026.79	8,982.15
McKinley Estates	3,099.86	10,157.40	-	402.05	684.53	5,988.10
Midas Creek	30,422.50	144,552.34	7,165.00	6,582.46	12,275.97	83,084.40
Nelson Farms	18,269.12	61,677.11	60,186.00	2,477.19	4,262.14	36,271.64
Oquirrh Park	80,015.87	202,968.22	96,741.83	8,695.56	14,863.75	159,433.57
Pheasant Hollow	518.91	19,767.53	-	37,373.17	12,296.87	18,532.38
Prospector Place	1,549.93	30,472.20	-	1,206.16	2,053.58	17,964.29
Quinella Park	13,059.52	39,164.20	-	1,478.48	2,428.16	23,266.29
Reunion Glen Pwd	10,527.84	22,800.00	-	1,089.28	1,498.32	21,208.10
Reunion Village North	10,861.20	42,393.41	-	2,529.20	3,816.98	32,684.78
Riverpark	781,165.52	28,957.81	-	8,368.96	24,260.55	39,489.60
Sand Dunes	16,119.28	48,375.03	-	2,814.37	4,449.43	41,916.69
South Ridge	24,798.88	81,259.21	18,629.00	3,216.43	5,476.22	47,904.78
SRD-Private Lane	1,549.93	5,078.70	-	201.03	342.26	2,994.05
Sunstone Village	16,259.47	40,579.40	40,124.00	1,355.17	1,995.56	24,545.10
Temple Vista Village	23,093.97	65,392.95	-	4,259.71	5,447.00	59,880.98
Terzo Subdivision	1,549.93	5,078.70	-	201.03	342.26	2,994.05
The Cottages @ Temple View	2,908.64	12,134.66	-	804.11	523.60	11,976.20
The Ridge	27,222.90	4,346.00	-	2,486.44	960.60	42,140.60
The Village at Riverwalk	-	-	-	1,809.24	2,446.28	26,946.44
Villas @ Sterling Village	33,208.61	105,187.31	-	4,091.82	6,877.59	62,188.93
Triple Crown Estates	3,099.86	10,157.40	-	402.05	684.53	5,988.10
Wasatch Meadows South	12,069.40	41,362.31	83,114.00	1,673.08	2,893.08	24,295.44
Wright Place	1,879.97	4,346.00	-	136.16	187.29	2,651.00
Y Worry Estates	1,549.93	5,078.70	-	201.03	342.26	2,994.05
Allred Subdivision	-	-	1,433.00	-	-	-
Bison Ridge	-	-	71,650.00	-	-	-
Cooper Ridge	-	-	9,973.68	-	-	-
Country Crossing Stake	-	-	26,797.10	-	-	-
Cyprus Credit Union	-	-	1,920.22	-	-	-
Kelsea Cove Refund	-	-	(1,431.00)	-	-	-
McMullin SRD	-	-	1,046.00	-	-	-
MFH Subdivision	-	-	974.29	-	-	-
Pacificorp 106 Substation	-	-	9,214.19	-	-	-
Palomino Cove	-	-	41,557.00	-	-	-
Parkway Plaza	-	-	9,414.91	-	-	-
Pine Canyon Apartments	-	-	42,990.00	-	-	-
Roberts Subdivision	-	-	1,519.00	-	-	-
S.J. Plaza East	-	-	3,760.19	-	-	-
Shaleah Estates	-	-	2,866.00	-	-	-
Springhill Subdivision	-	-	1,189.39	-	-	-
Winter Creek	-	-	20,062.00	-	-	-
	\$ 2,316,968.30	\$ 2,195,338.96	\$ 770,012.96	\$ 316,782.33	\$ 231,951.55	\$ 1,980,948.00

**City of South Jordan**  
**Impact Fee Budgeted Expenditures**  
**as of June 30, 2006**

	Completion Date (Est)	Road & Bridge	Parks	Storm Drain	Police	Fire	Culinary Water	Secondary Water
Impact Fees Collected FY 05		\$ 198,977	\$ 1,234,555	\$ 1,291,467	\$ 66,718	\$ 340,684	\$ 2,225,493	\$ 90,882
Impact Fees Collected FY 06		2,316,968	2,195,339	770,013	316,782	231,932	1,980,948	-
Interest Earned		39,514	25,919	53,739	13,453	23,647	153,700	1,864
<b>Total Funds Collected</b>		<b>\$ 2,555,460</b>	<b>\$ 3,455,813</b>	<b>\$ 2,115,219</b>	<b>\$ 396,953</b>	<b>\$ 596,282</b>	<b>\$ 4,360,142</b>	<b>\$ 92,746</b>
<b>Budgeted Capital Projects</b>								
10400 South (Redwood to Bangerter)	Nov-09	53,932		170,000			666,981	
10600 So Median Landscaping	Jun-06		15,000					
1300 W School Zone Sidewalk	Jun-06	97,860						
1300 West EIS	Apr-07	65,000						
300 West Waterline	Jun-08						300,000	
3200 West (10950 S - 10000 S)	Oct-06	50,000						
3200 West Improvements	Oct-05	4,122						
4000 West (10400 S - 11400 S)	Oct-07	200,000					350,383	
9800 South (1700 W - 2200 W)	Dec-05	535,218		362,870			158,976	
Beckstead Traffic Signal	Dec-05	95,000						
Bingham Trail	Nov-06		35,000					
Computerized Irrigation	May-07		18,000					
Debt Service	Annual	1,060,057		37,775	111,877	78,571	303,715	
District Park/Retention	Dec-05		388,500	388,019				
Entry Feature	Oct-06		60,000					
Fire Station #63	Jun-08					517,711		
Gale Center	Jun-07		274,409					
Infrastructure Prelim Design	Dec-07	20,000						
Jordan Ridge Park	Oct-06		101,496	17,115			33,038	
Jordan River Trail	Feb-07		97,500					
M-B Pipeline 5	Jun-08			125,614				
Midas Creek 2700 West	Dec-07			161,920				
Mulligans Debt Service	Apr-06		1,074,378					
Municipal Services Building	Jun-08						1,866,200	
Oquirrh Shadows Park	Oct-07	118,327	270,442					
Outdoor Splash Pad	Sep-06		9,500					
Parks & Rec Master Plan	Feb-06		28,692					
Police/Court Building	Jun-09				285,076			
Prospector Park	Jul-05		48,023					
Recreation Center	Feb-05		222,144					
Redwood Road Betterments (UDOT)	Oct-07						437,264	
Redwood Road (11200 S - 11400 S)	Dec-07			69,466				
Redwood Road (11300 S - 11400 S)	Dec-07			196,372				
Redwood Road (11400 S - 11700 S)	Dec-07			334,178				
Riverfront Parkway	Jun-07		41,000					
Riverfront Pkwy Traffic Signal	Dec-05	100,000						
Riverpark	Dec-06	155,944	110,993	100,622			65,604	65,308
Riverwalk	Dec-07			115,768			127,098	
Secondary Water Projects	Dec-07							27,438
Skate Park	Jun-06		15,610					
Stone Meadow Lodge	Feb-05		20,700					
Storm Drain Master Plan	Jun-07			35,500				
Streetscape Irrigation	Jul-05		10,609					
Sun Deck Restrooms	Apr-07		40,000					
Towne Plaza/Ice Rink	Dec-05		573,817					
Water Master Plan	Nov-06						50,883	
		\$ 2,555,460	\$ 3,455,813	\$ 2,115,219	\$ 396,953	\$ 596,282	\$ 4,360,142	\$ 92,746

**CAPITAL ASSETS  
USED IN THE OPERATION  
OF GOVERNMENTAL FUNDS**





**CITY OF SOUTH JORDAN**  
**Capital Assets Used in the Operation of Governmental Funds**  
**Comparative Schedule by Source**  
June 30, 2006

	<u>2005</u>	<u>2006</u>
<b>General Fixed Assets</b>		
Land	\$ 8,099,623	\$ 20,736,195
Buildings and Structures	19,047,622	19,261,969
Improvements Other than Buildings and Structures	7,622,770	9,562,084
Machinery and Equipment	8,406,939	9,202,101
Infrastructure	100,217,885	116,549,053
Construction in Progress	<u>3,656,815</u>	<u>4,418,488</u>
Total governmental funds capital assets	<u>\$ 147,051,654</u>	<u>\$ 179,729,890</u>
 <b>Investment in Fixed Assets</b>		
General Fund	\$ 23,393,210	\$ 22,368,075
Glenmoor Special Service Fund	430,361	437,093
Capital Projects Fund	122,889,281	156,585,920
Street Lighting Fund	19,250	19,250
Parkway Care Fund	17,650	17,650
Redevelopment Agency Fund	<u>301,902</u>	<u>301,902</u>
Total Investment in Fixed Assets	<u>\$ 147,051,654</u>	<u>\$ 179,729,890</u>

**CITY OF SOUTH JORDAN**  
Capital Assets Used in the Operation of Governmental Funds  
Schedule by Function and Activity  
June 30, 2006

Function and Activity	Land	Building and Structure	Improvements other Than Building and Structure	Machinery and Equipment	Infrastructure	Construction in Progress	Total
General Government							
Administration	\$ 3,781,602	\$ 5,846,076	\$ 794,027	\$ 2,044,304	\$ 29,837	\$ 2,000	\$ 12,497,846
Parkway	-	-	-	17,650	-	-	17,650
Building and Planning	-	-	-	10,000	-	-	10,000
Engineering	-	-	-	66,923	-	-	66,923
Fleet Management	-	-	-	1,358,545	-	-	1,358,545
Total General Government	3,781,602	5,846,076	794,027	3,497,422	29,837	2,000	13,950,964
Public Safety							
Police Protection	703,250	52,443	3,365	1,215,304	-	-	1,974,362
Fire Protection	-	1,481,795	-	2,043,375	-	-	3,525,170
Total Public Safety	703,250	1,534,238	3,365	3,258,679	-	-	5,499,532
Public Works							
Streets and Roads	11,859,846	72,749	2,282,201	1,356,598	100,874,660	215,476	116,661,530
Storm Drain	-	-	426,419	146,764	15,242,679	85,192	15,901,054
Total Public Works	11,859,846	72,749	2,708,620	1,503,362	116,117,339	300,668	132,562,584
Parks and Public Property							
Parks	3,879,990	315,256	5,519,858	472,198	330,349	2,874,337	13,391,988
Cemetery	17,995	2,362	100,134	8,645	-	-	129,136
Recreation	-	10,285,251	-	201,451	64,796	-	10,551,498
Total Parks & Public Property	3,897,985	10,602,869	5,619,992	682,294	395,145	2,874,337	24,072,622
Museum	-	-	-	-	-	1,241,483	1,241,483
Municipal Building Authority	113,731	1,206,037	-	244,844	-	-	1,564,612
Glenmoor Special Service District	93,379	-	336,982	-	6,732	-	437,093
Redevelopment Agency	286,402	-	99,098	15,500	-	-	401,000
Total General Fixed Assets	\$ 20,736,195	\$ 19,261,969	\$ 9,562,084	\$ 9,202,101	\$ 116,549,053	\$ 4,418,488	\$ 179,729,890

**CITY OF SOUTH JORDAN**  
**Capital Assets Used in the Operation of Governmental Funds**  
**Schedule of Changes by Function and Activity**  
**June 30, 2006**

<u>Function and Activity</u>	<u>General Fixed Assets</u>			<u>June 30, 2006</u>
	<u>July 1, 2005</u>	<u>Additions</u>	<u>Deletions</u>	
General Government				
Administration	\$ 10,492,682	\$ 1,276,268	\$ -	\$ 11,768,950
Parkway	17,650	-	-	17,650
Building and Planning	10,000	-	-	10,000
Engineering	49,804	17,119	-	66,923
Economic Development	-	-	-	-
Fleet Management	1,358,545	-	-	1,358,545
Total General Government	<u>11,928,681</u>	<u>1,293,387</u>	<u>-</u>	<u>13,222,068</u>
Public Safety				
Police Protection	1,066,104	1,742,950	103,436	2,705,618
Fire Protection	<u>3,421,529</u>	<u>103,640</u>	<u>-</u>	<u>3,525,169</u>
Total Public Safety	<u>4,487,633</u>	<u>1,846,590</u>	<u>103,436</u>	<u>6,230,787</u>
Public Works				
Streets and Roads	92,062,611	26,204,674	1,601,382	116,665,903
Storm Drain	<u>13,505,638</u>	<u>2,395,417</u>	<u>-</u>	<u>15,901,055</u>
Total Public Works	<u>105,568,249</u>	<u>28,600,091</u>	<u>1,601,382</u>	<u>132,566,958</u>
Parks and Public Property				
Parks	11,247,989	2,336,708	34,700	13,549,997
Cemetery	129,136	-	-	129,136
Recreation	10,437,855	54,733	-	10,492,588
Total Parks & Public Property	<u>21,814,980</u>	<u>2,391,441</u>	<u>34,700</u>	<u>24,171,721</u>
Museum	<u>955,236</u>	<u>286,245</u>	<u>-</u>	<u>1,241,481</u>
Municipal Building Authority	<u>1,564,612</u>	<u>-</u>	<u>-</u>	<u>1,564,612</u>
Glenmoor Special Service District	<u>430,361</u>	<u>-</u>	<u>-</u>	<u>430,361</u>
Redevelopment Agency	<u>301,902</u>	<u>-</u>	<u>-</u>	<u>301,902</u>
Total General Fixed Assets	<u>\$ 147,051,654</u>	<u>\$ 34,417,754</u>	<u>\$ 1,739,518</u>	<u>\$ 179,729,890</u>

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## STATISTICAL SECTION



# CITY OF SOUTH JORDAN

Net Assets by Component  
Last Two Fiscal Years  
(accrual basis of accounting)

	Fiscal Year	
	<u>2005</u>	<u>2006</u>
Governmental activities		
Invested in capital assets, net of related debt	\$ 79,256,640	\$ 106,761,733
Restricted	5,526,916	5,171,176
Unrestricted	19,746,624	23,783,909
Total governmental activities net assets	<u>\$ 104,530,180</u>	<u>\$ 135,716,818</u>
Business-type activities		
Invested in capital assets, net of related debt	\$ 40,959,558	\$ 50,129,635
Restricted	4,189,093	4,295,945
Unrestricted	3,526,093	7,825,689
Total business-type activities net assets	<u>\$ 48,674,744</u>	<u>\$ 62,251,269</u>
Primary government		
Invested in capital assets, net of related debt	\$ 120,216,198	\$ 156,891,368
Restricted	9,716,009	9,467,121
Unrestricted	23,272,717	31,609,598
Total primary government net assets	<u>\$ 153,204,924</u>	<u>\$ 197,968,087</u>

Note: The city began to report accrual information when it implemented GASB Statement 34 in fiscal year 2004

# CITY OF SOUTH JORDAN

Changes in Net Assets  
Last Two Fiscal Years  
(accrual basis of accounting)

	Fiscal Year	
	<u>2005</u>	<u>2006</u>
<b>Expenses</b>		
Governmental activities:		
General government	\$ 5,862,625	\$ 4,122,258
Public Safety	6,829,037	8,829,267
Municipal Services	6,460,953	7,736,325
Redevelopment	4,447,692	
Finance & Administrative Services		5,761,808
Interest on long-term debt	1,956,191	1,761,293
Total governmental activities expense	<u>25,556,498</u>	<u>28,210,951</u>
Business-type activities		
Water	7,530,798	8,304,493
Sanitation	1,226,513	1,462,979
Mulligans	1,151,761	1,548,939
Total business-type activities expense	<u>9,909,072</u>	<u>11,316,411</u>
Total primary government expenses	<u>\$ 35,465,570</u>	<u>\$ 39,527,362</u>
<b>Program Revenues</b>		
Governmental activities:		
Charges for services:		
General government	\$ 6,459,964	\$ 1,929,805
Municipal Services	3,337,655	11,066,549
Finance & Administrative Services	2,876,350	2,528,736
Public Safety	2,096,760	2,356,987
Operating grants and contributions	2,230,985	1,841,950
Capital grants and contributions	8,865,370	23,874,290
Total governmental activities programs revenues	<u>25,867,084</u>	<u>43,598,317</u>
Business-type activities:		
Charges for services:		
Water	10,001,697	12,318,095
Sanitation	1,947,040	2,041,235
Mulligans	1,103,493	1,196,809
Operating grants and contributions	-	-
Capital grants and contributions	4,037,365	5,767,243
Total business-type activities program revenues	<u>17,089,595</u>	<u>21,323,382</u>
Total primary governmental program revenues	<u>\$ 42,956,679</u>	<u>\$ 64,921,699</u>

# CITY OF SOUTH JORDAN

## Changes in Net Assets Last Two Fiscal Years

	Fiscal Year	
	<u>2005</u>	<u>2006</u>
<b>Net (Expense)/Revenue</b>		
Governmental activities	\$ 310,586	\$ 15,387,366
Business-type activities	7,180,523	10,006,971
Total primary government net expense	<u>\$ 7,491,109</u>	<u>\$ 25,394,337</u>
 <b>General Revenues and Other Changes in Net Assets</b>		
Governmental activities:		
Taxes		
Property taxes	\$ 6,063,532	\$ 7,428,694
Energy sales and use tax	1,431,090	1,853,968
Sales taxes	3,658,972	4,926,279
Other taxes	565,185	753,042
Unrestricted grants and contributions	-	-
Payments in lieu of taxes	-	-
Gain (loss) on disposition of capital assets	(867,929)	3,784,498
Investment earnings	250,460	419,040
Miscellaneous	65,208	203,310
Transfers	356,712	(3,569,554)
Total governmental activities	<u>\$ 11,523,230</u>	<u>\$ 15,799,277</u>
Business-type activities:		
Investment earnings	23,270	-
Gain (loss) on disposal of capital assets	6,440	-
Transfers	(356,712)	3,569,554
Total business-type activities	<u>(327,002)</u>	<u>3,569,554</u>
Total primary government	<u>\$ 11,196,228</u>	<u>\$ 19,368,831</u>
 <b>Change in Net Assets</b>		
Governmental activities	\$ 11,833,816	\$ 31,186,643
Business-type activities	6,853,521	-
Total primary government	<u>\$ 18,687,337</u>	<u>\$ 31,186,643</u>

Notes: The city began to report accrual information when it implemented GASB Statement 34 in fiscal year 2004.



# CITY OF SOUTH JORDAN

Fund Balances, Governmental Funds

Last Ten Fiscal Years

(modified accrual basis of accounting)

	Fiscal Year									
	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006
<b>General Fund</b>										
Reserved	\$ 82,559	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 400,357	\$ 272,704	\$ 204,162	\$ 23,728
Unreserved	2,835,188	2,804,733	739,742	957,394	2,366,351	2,862,986	3,396,598	3,157,492	3,192,878	3,866,240
Total general fund	<u>\$2,917,747</u>	<u>\$2,804,733</u>	<u>\$ 739,742</u>	<u>\$ 957,394</u>	<u>\$2,366,351</u>	<u>\$ 2,862,986</u>	<u>\$ 3,796,955</u>	<u>\$ 3,430,196</u>	<u>\$ 3,397,040</u>	<u>\$ 3,889,968</u>
<b>All Other Governmental Funds</b>										
Reserved	\$4,426,229	\$1,593,105	\$1,715,625	\$1,914,169	\$2,338,933	\$ 4,825,295	\$ 6,374,703	\$ 7,351,152	\$ 5,483,012	\$ 5,174,345
Unreserved reported in:										
Special Revenue Funds	292,047	(899,141)	(870,642)	(296,616)	361,465	383,760	1,910,802	3,014,715	2,588,944	2,593,201
Capital Projects Funds	-	4,450,095	7,534,293	6,842,618	5,896,582	10,263,841	6,856,230	5,781,184	6,742,713	9,642,010
Debt Service Funds	-	275,970	178,417	192,727	-	-	43,447	160,103	203,930	110,553
Permanent Funds	25,000	51,500	6,660	11,978	19,033	17,533	130,302	140,010	157,895	156,096
Total all other governmental funds	<u>\$4,743,276</u>	<u>\$5,471,529</u>	<u>\$8,564,353</u>	<u>\$8,664,876</u>	<u>\$8,616,013</u>	<u>\$15,490,429</u>	<u>\$15,315,484</u>	<u>\$16,447,164</u>	<u>\$15,176,494</u>	<u>\$17,676,210</u>

# CITY OF SOUTH JORDAN

Changes in Fund Balances, Governmental Funds

Last Ten Fiscal Years

(modified accrual basis of accounting)

	Fiscal Year									
	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006
<b>Revenues</b>										
Taxes	\$ 3,927,176	\$ 4,136,611	\$ 4,727,817	\$ 5,497,526	\$ 7,077,602	\$ 8,624,901	\$ 9,159,474	\$10,240,605	\$11,623,773	\$ 14,960,684
Licenses, fees, and permits	811,844	768,086	726,177	828,377	876,840	965,870	1,348,514	1,790,661	2,948,658	3,763,459
Intergovernmental	1,696,820	998,364	1,333,472	1,505,370	3,087,477	1,636,144	1,283,684	1,717,710	2,230,984	2,182,529
Charges for services	1,028,207	927,092	898,797	920,862	1,379,403	2,104,863	3,859,494	3,216,295	4,767,544	5,950,844
Fines and penalties	246,329	336,574	436,660	547,130	774,254	889,392	1,006,452	987,405	1,189,595	1,260,350
Special assessments	25,663	32,748	374,404	215,198	86,000	-	-	794,799	926,733	710,771
Investment earnings	372,034	423,086	429,144	305,218	290,935	114,682	348,757	285,586	469,847	756,130
Impact fees	2,311,160	2,264,664	2,345,258	2,381,458	2,406,246	2,297,648	4,199,003	5,094,036	5,333,222	5,831,054
Miscellaneous	473,854	124,701	36,030	539,110	536,303	418,424	1,319,829	707,696	377,533	942,584
<b>Total Revenues</b>	<b>10,893,087</b>	<b>10,011,926</b>	<b>11,307,759</b>	<b>12,740,249</b>	<b>16,515,060</b>	<b>17,051,924</b>	<b>22,525,207</b>	<b>24,834,793</b>	<b>29,867,889</b>	<b>36,358,405</b>

<b>Expenditures</b>										
General government	1,895,365	2,446,839	2,488,489	2,718,650	3,030,336	4,121,990	6,429,812	5,266,202	3,946,900	2,477,432
Public Safety	1,874,079	2,172,571	2,396,438	3,109,709	3,747,944	4,498,128	5,233,088	5,780,900	6,619,809	8,377,726
Municipal Services	602,060	641,358	529,684	636,860	1,015,457	1,167,092	1,489,770	2,093,356	2,767,976	3,992,094
Finance & Admin. Services	186,840	273,156	312,196	334,481	428,268	865,194	1,052,678	1,151,439	3,233,684	4,817,357
Tax Increment Distributions	160,583	-	-	-	-	-	481,681	487,608	581,406	799,491
Capital outlay	6,637,850	3,975,509	5,312,745	5,572,876	13,119,118	16,663,151	21,173,181	9,374,068	10,886,020	10,333,125
Debt service	272,032	282,225	599,699	278,292	262,689	434,280	1,376,320	1,743,380	6,041,894	2,471,530
Principal	-	-	-	-	26,108	466	-	-	-	-
Other	-	-	-	-	-	-	-	-	-	-
Interest	112,293	74,727	66,253	54,918	187,176	476,568	1,943,735	2,052,404	2,006,799	1,742,568
<b>Total expenditures</b>	<b>11,741,102</b>	<b>9,866,385</b>	<b>11,705,504</b>	<b>12,705,786</b>	<b>21,817,096</b>	<b>28,226,869</b>	<b>39,180,265</b>	<b>27,950,357</b>	<b>36,084,488</b>	<b>35,011,323</b>
Excess of revenues over (under) expenditures	(848,015)	145,541	(397,745)	34,463	(5,302,036)	(11,174,945)	(16,655,058)	(3,115,564)	(6,216,599)	1,347,082

**CITY OF SOUTH JORDAN**  
Changes in Fund Balances, Governmental Funds (continued)  
Last Ten Fiscal Years

	Fiscal Year									
	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006
<b>Other Financing Sources (Uses)</b>										
Debt proceeds	-	324,302	-	-	2,865,000	16,428,000	21,965,493	1,880,652	1,246,924	1,333,934
Interim warrants	-	-	-	-	3,383,858	2,040,120	(5,840,576)	-	-	-
Sale of capital assets	-	-	-	-	-	-	902,819	1,742,087	3,309,139	3,881,177
Transfers in	1,115,257	1,216,482	4,903,695	1,072,167	1,278,824	3,477,459	4,964,126	3,428,827	7,792,483	11,268,143
Transfers out	(1,724,743)	(1,207,331)	(3,631,550)	(1,056,519)	(1,021,676)	(3,470,200)	(4,577,780)	(3,171,081)	(7,435,771)	(14,837,697)
Total other financing sources (uses)	(609,486)	333,453	1,272,145	15,648	6,506,006	18,475,379	17,414,082	3,880,485	4,912,775	1,645,557
<b>Net change in fund balances</b>	<b>\$ (1,457,501)</b>	<b>\$ 478,994</b>	<b>\$ 874,400</b>	<b>\$ 50,111</b>	<b>\$ 1,203,970</b>	<b>\$ 7,300,434</b>	<b>\$ 759,024</b>	<b>\$ 764,921</b>	<b>\$ (1,303,824)</b>	<b>\$ 2,992,639</b>
<b>Debt service as a percentage of noncapital expenditures</b>	<b>8%</b>	<b>6%</b>	<b>10%</b>	<b>5%</b>	<b>5%</b>	<b>8%</b>	<b>18%</b>	<b>20%</b>	<b>32%</b>	<b>17%</b>

# CITY OF SOUTH JORDAN

Assessed Value and Estimate Actual Value of Taxable Property  
Last Ten Fiscal Years

Fiscal Year	Residential Property		Commerical Property		Industrial Property		Less: Tax-Exempt Property		Total Taxable Assessed Value		Total Direct Tax Rate		Estimated Actual Taxable Value		Taxable Assessed Value as a Percentage of Actual Taxable Value	
1997	\$	787,430,356	\$	82,887,406	\$	1,160,424	\$	42,604,127	\$	828,874,059	\$	1.74	\$	1,331,524,593		62.250%
1998		865,770,713		91,133,759		1,275,873		46,842,752		911,337,593		1.65		1,463,996,133		62.250%
1999		854,454,864		89,942,617		1,259,197		46,230,505		899,426,173		1.67		1,444,861,322		62.250%
2000		1,663,594,212		175,115,180		2,451,613		90,009,203		1,751,151,802		1.71		2,813,095,264		62.250%
2001		1,730,761,674		182,185,439		2,550,596		93,643,316		1,821,854,394		1.86		2,926,673,725		62.250%
2002		1,911,698,928		201,231,466		2,817,241		103,432,974		2,012,314,661		1.95		3,232,633,994		62.250%
2003		2,109,949,628		222,099,961		3,109,399		114,159,380		2,220,999,608		1.93		3,567,870,856		62.250%
2004		2,168,525,501		361,420,917		3,373,262		123,846,901		2,409,472,779		1.87		3,735,616,712		64.500%
2005		2,425,229,317		404,204,886		3,772,579		138,507,541		2,694,699,241		2.21		4,177,828,281		64.500%
2006		2,755,356,198		459,226,033		4,286,110		157,361,454		3,061,506,887		1.87		4,746,522,305		64.500%

Source: Salt Lake County

# CITY OF SOUTH JORDAN

## Direct and Overlapping Property Tax Rates

Last Ten Fiscal Years

(rate per \$1,000 of assessed value)

Fiscal Year	City Direct Rates			Overlapping Rates									
	Basic Rates	Total Direct Rate	Jordan School District	Salt Lake Library	Salt Lake County	Mosquito Abatement	Central Utah Water Conservancy District	Hansen Planetarium	Salt Lake County Sewer District #1	Jordan Valley Water Conservancy District	Crescent Cemetary		
1997	\$ 1.74	\$ 1.74	\$ 6.39	\$ 0.67	\$ 3.75	\$ 0.01	\$ 0.34	\$ 0.03	\$ 0.86	\$ 0.32	\$ -		
1998	1.65	1.65	6.50	0.65	3.55	0.01	0.40	(a)	0.76	0.40	-		
1999	1.67	1.67	6.56	0.61	2.81	0.01	0.40	(a)	0.63	0.40	-		
2000	1.71	1.71	7.58	0.61	3.02	0.01	0.40	(a)	0.63	0.40	-		
2001	1.86	1.86	8.85	0.58	2.90	0.01	0.38	(a)	0.59	0.40	-		
2002	1.95	1.95	8.34	0.74	2.94	0.02	0.36	(a)	0.52	0.92	-		
2003	1.93	1.93	8.37	0.75	2.87	0.03	0.36	(a)	0.52	0.97	-		
2004	1.87	1.87	8.86	0.73	2.82	0.03	0.35	(a)	0.52	0.39	0.07		
2005	2.21	2.21	8.66	0.70	2.68	0.03	0.40	(a)	0.47	0.40	0.06		
2006	1.87	1.87	7.35	0.62	2.37	0.03	0.36	(a)	0.41	0.35	-		

Source: Salt Lake County Auditor's Office

(a) 1997 Forward - Hansen Planetarium included with the General Fund

# CITY OF SOUTH JORDAN

Principal Property Tax Payers  
Current Year and Nine Years ago

	2006				1997			
	Taxpayer	Taxable Assessed Value	Rank	Percentage of Total City Taxable Assessed Value	Taxable Assessed Value	Rank	Percentage of Total City Taxable Assessed Value	
Riverpark L.L.C.	\$	81,140,100	1	2.10%				
Kennecott Land Residential		67,115,930	2	1.74	\$	11,323,748	1	1.63%
Sterling Village, LC		39,478,400	3	1.02		8,405,973	2	1.21
District LC		38,440,150	4	1.00				
Merit Medical Systems INC.		36,438,270	5	0.94				
Legacy Retirement Center L.L.C.		29,771,100	6	0.77		6,460,789	3	0.93
South Jordan Town Center LC		28,965,630	7	0.75				
Parkway Tower L.L.C.		14,434,800	8	0.37				
MM (UT) PRS 11-59 INC		14,204,900	9	0.37				
Walmart Stores INC.		13,946,900	10	0.36				
E&H Investments					5,627,139	4	0.81	
QRS 11-20 (UT), Inc.					5,210,314	5	0.75	
Towers at South Jordan #2					4,515,605	6	0.65	
Ron Thorne Construction, Inc.					4,376,663	7	0.63	
Utiltradent Products, Inc.					3,473,542	8	0.50	
Smiths Food King					3,265,130	9	0.47	
Miller Family Partnership					2,987,247	10	0.43	
Total	\$	3,859,311,950		9.42%	\$	694,708,489		8.01%

Source: The City of South Jordan

# CITY OF SOUTH JORDAN

## Property Tax Levied and Collections Last Ten Fiscal Years

Fiscal Year Ended June 30,	Tax Levied for the Fiscal Year	Collected within the Fiscal Year of the Levy			Total Collections to Date		
		Amount	Percentage of Levy	Collections in Subsequent Years	Amount	Percentage of Levy	
1997	\$ 1,204,704	\$ 1,132,422	94%	\$ 41,956	\$ 1,174,378	97.48%	
1998	1,272,106	1,198,043	94%	73,528	1,271,571	99.96%	
1999	1,502,042	1,394,673	93%	104,985	1,499,658	99.84%	
2000	1,712,895	1,575,618	92%	136,614	1,712,232	99.96%	
2001	2,106,604	1,981,143	94%	125,292	2,106,435	99.99%	
2002	2,535,599	2,349,620	93%	181,248	2,530,868	99.81%	
2003	2,755,848	2,614,582	95%	128,694	2,743,276	99.54%	
2004	2,973,839	2,851,618	96%	98,635	2,950,253	99.21%	
2005	3,226,756	3,074,510	95%	-	3,074,510	95.28%	
2006	4,294,591	3,752,707	87%	-	3,752,707	87.38%	

Source: The City of South Jordan

# CITY OF SOUTH JORDAN

Taxable Sales by Category  
Last Ten Fiscal Years

	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006
Retail/Grocery	\$ 8,739,410	\$11,011,656	\$13,874,687	\$17,482,106	\$22,027,453	\$27,754,591	\$ 43,919,840	\$ 58,724,279	\$ 63,010,189	\$ 96,451,730
Utility/Communication	3,257,322	4,104,226	5,171,325	6,515,869	8,209,995	10,344,594	16,369,649	21,887,507	23,484,936	35,949,150
Auto dealers & supplies	8,388,655	10,569,705	13,317,828	16,780,464	21,143,384	26,640,664	42,157,122	56,367,387	60,481,282	92,580,651
Eating & drinking establishments	1,668,679	2,102,535	2,649,194	3,337,985	4,205,861	5,299,385	8,385,933	11,212,652	12,030,991	18,416,227
Home furnishings and appliances	329,602	415,299	523,276	659,328	830,753	1,046,749	1,656,413	2,214,754	2,376,395	3,637,624
Medical	926,783	1,167,746	1,471,360	1,853,914	2,335,932	2,943,274	4,657,540	6,227,497	6,682,002	10,228,356
Service stations	430,306	542,185	683,153	860,773	1,084,574	1,366,564	2,162,499	2,891,431	3,102,458	4,749,032
All other outlets	5,985,070	7,541,188	9,501,897	11,972,390	15,085,211	19,007,366	30,077,924	40,216,548	43,151,697	66,053,696
Utah State Tax- Motor Vehicle	1,216,116	1,532,306	1,930,705	2,432,689	3,065,188	3,862,136	6,111,580	8,171,663	8,768,061	13,421,554
Totals	\$30,941,943	\$38,986,846	\$49,123,425	\$61,895,518	\$77,988,351	\$98,265,323	\$155,498,500	\$207,913,718	\$223,088,011	\$341,488,020
City direct sales tax rate	1.00%	1.00%	1.00%	1.00%	1.00%	1.00%	1.00%	1.00%	1.00%	1.00%

Source: Utah State Tax Commission

Notes: Sales tax generated in South Jordan City



**CITY OF SOUTH JORDAN**  
Direct and Overlapping Sales Tax Rates  
Last Ten Fiscal Years

<u>Fiscal Year</u>	<u>South Jordan City Direct Rate</u>	<u>Salt Lake County</u>	<u>State of Utah</u>
1997	1.000%	0.350%	4.875%
1998	1.000%	0.350%	5.000%
1999	1.000%	0.350%	5.000%
2000	1.000%	0.350%	5.000%
2001	1.000%	0.350%	5.250%
2002	1.000%	0.350%	5.250%
2003	1.000%	0.350%	5.250%
2004	1.000%	0.350%	5.250%
2005	1.000%	0.350%	5.250%
2006	1.000%	0.350%	5.250%

Sources: Utah State Tax Commission

**CITY OF SOUTH JORDAN**  
Sales Tax Revenue Payers by Industry  
Fiscal Years 1998 and 2006

	Fiscal Year 1998				Fiscal Year 2006			
	Number of Filers	Percentage of Total	Tax Liability	Percentage of Total	Number of Filers	Percentage of Total	Tax Liability	Percentage of Total
Retail/Grocery	5	1.57%	\$110,117	28.24%	11	1.57%	\$964,517	28.24%
Utility/Communication	26	8.00%	41,042	10.53%	56	8.00%	359,492	10.53%
Auto Dealers & Supplies	12	3.71%	105,697	27.11%	26	3.71%	925,807	27.11%
Eating/Drinking Establishments	16	5.00%	21,025	5.39%	35	5.00%	184,162	5.39%
Home Furnishings & Appliances	9	2.71%	4,153	1.07%	19	2.71%	36,376	1.07%
Medical	15	4.57%	11,677	3.00%	32	4.57%	102,284	3.00%
Service Stations	3	1.00%	5,422	1.39%	7	1.00%	47,490	1.39%
All Other Outlets	237	73.29%	75,412	19.34%	513	73.29%	660,537	19.34%
Utah State Tax - Motor Vehicle	1	0.14%	15,323	3.93%	1	0.14%	134,216	3.93%
<b>Total</b>	<b>324</b>	<b>100.00%</b>	<b>\$389,868</b>	<b>100.00%</b>	<b>700</b>	<b>100.00%</b>	<b>\$3,414,881</b>	<b>100.00%</b>

Source: Utah State Tax Commission

Note: Due to confidentiality issues, the names of the ten largest revenue payers are not available. The categories presented are intended to provide alternative information regarding the sources of South Jordan City's revenue. Fiscal year 2006 is the most recent year for which data is available.

**CITY OF SOUTH JORDAN**  
**Ratios of Outstanding Debt by Type**  
**Last Ten Years**  
(dollars in thousands except per capita)

Fiscal Year	Governmental Activities					Business-type Activities					Total Primary Government	Percentage of Personal Income	Per Capita	
	Municipal Bldg Authority	Excise Tax Road Bond	Term Loan	Sales Tax Increment Bonds	Leases	Special Assessment Bond	Lease Revenue Bond	RDA Tax Increment Bond	Water Revenue Bonds	Lease Revenue MBA Bond				Other
1997	\$ 1,343	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 355	\$ -	328	\$ 1,698	0.32%	\$ 55
1998	1,181	-	1,689	-	-	-	-	-	305	-	14	3,503	0.30%	57
1999	1,010	-	1,777	-	-	-	-	-	250	-	175	3,051	0.23%	45
2000	830	-	1,395	-	-	-	-	-	195	-	220	2,595	0.17%	35
2001	637	2,865	1,211	-	-	3,800	-	-	3,535	-	275	12,269	1.11%	222
2002	435	2,640	1,203	15,000	1,454	5,841	-	-	3,375	-	868	30,222	4.38%	847
2003	226	2,400	709	14,430	1,950	7,470	9,390	4,100	3,200	-	667	44,743	6.27%	1,194
2004	-	2,145	2,472	14,085	1,590	7,170	9,390	4,100	25,570	12,500	1,012	79,688	9.56%	1,891
2005	-	1,880	2,681	13,725	2,041	6,740	9,065	-	24,720	12,500	489	74,363	8.88%	1,635
2006	-	1,600	3,496	13,355	1,495	6,475	8,730	-	23,845	8,405	-	67,889	7.80%	1,446

Notes: Details regarding the city's outstanding debt can be found in the notes to the financial statements.  
See Demographic and Economic Statistics for personal income and population data.

**CITY OF SOUTH JORDAN**  
Direct and Overlapping Governmental Activities Debt  
As of June 30, 2006

<u>Government Unit</u>	<u>Debt Outstanding</u>	<u>Estimated Percentage Applicable</u>	<u>Estimated Share of Direct and Overlapping Debt</u>
<b>Debt repaid with property taxes</b>			
Salt Lake County	\$ 191,455,000	3.10%	\$ 5,935,105
Jordan School District	171,915,000	9.20%	15,816,180
Salt Lake County Sewer	650,000	24.61%	159,965
Central Utah Water Cons. District	314,769,820	2.21%	<u>6,956,413</u>
Subtotal, overlapping debt			28,867,663
City direct debt			<u>-</u>
Total direct and overlapping debt			<u><u>\$ 28,867,663</u></u>

Source: Salt Lake County Auditor's Office

Note: Overlapping governments are those that coincide, at least in part, with the geographic boundaries of the City of South Jordan. This schedule estimates the portion of the outstanding debt of those overlapping governments that is borne by the residents and businesses. This process recognizes that, when considering the City's ability to issue and repay long-term debt, the entire debt burden borne by the residents and business should be taken into account. However, this does not imply that every taxpayer is a resident and therefore responsible for repaying the debt of each overlapping government.

# CITY OF SOUTH JORDAN

Legal Debt Margin Information  
Last Ten Fiscal Years  
(dollars in thousands)

## Legal Debt Margin Calculation for Fiscal Year 2006

Assessed value	\$3,061,507
Debt limit (12% of assessed value)	367,381
Debt applicable to limit:	
General obligation bonds	-
Less: Amount set aside for repayment of general obligation debt	-
Total net debt applicable to limit	-
Legal debt margin	\$ 367,381

	Fiscal Year									
	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006
Debt limit	\$ 99,465	\$109,361	\$107,931	\$210,138	\$218,623	\$241,478	\$177,680	\$289,137	\$323,364	\$ 367,381
Total net debt applicable to limit	1,698	3,503	3,051	2,595	12,269	30,222	44,743	79,688	74,363	67,889
Legal debt margin	\$ 97,767	\$105,858	\$104,880	\$207,543	\$206,354	\$211,256	\$132,937	\$289,137	\$323,364	\$ 367,381
Total net debt applicable to the limit as a percentage of debt limit	1.71%	3.20%	2.83%	1.23%	5.61%	12.52%	25.18%	27.56%	23.00%	18.48%

Source: Salt Lake County Auditor's Office

Notes: Under state finance law, the city's outstanding general obligation debt should not exceed 12% of total assessed property value. Of this percent, a maximum of 4% may be used for general purpose. The remaining 8% and any unused portion of the 4% available for general purpose up to a maximum of 12% may be used for water, sewer, and electrical projects.

# CITY OF SOUTH JORDAN

Pledged-Revenue Coverage  
Last Ten Fiscal Years  
(dollars in thousands)

Fiscal Year	Water Revenue Bonds					Special Assessment Bonds					Sales Tax Increment Bonds				
	Utility Service Charge	Less: Operating Expenses	Net Available Revenue	Debt Service		Riverpark L.L.C.	Debt Service		Sales & Use Tax	Debt Service		Sales & Use Tax	Debt Service		
				Principal	Interest		Principal	Interest		Principal	Interest		Principal	Interest	
															Coverage
1997	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
1998	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
1999	3,002	2,612	390	55	17	5.42	-	-	-	-	-	-	-	-	
2000	3,361	3,115	246	55	14	3.56	-	-	-	-	-	-	-	-	
2001	3,774	3,269	505	60	108	3.01	-	-	-	-	-	-	-	-	
2002	4,255	3,563	692	160	184	2.01	-	-	-	-	-	-	-	-	
2003	5,060	3,901	1,159	175	175	3.31	-	-	-	-	-	-	-	-	
2004	7,073	4,602	2,471	110	670	3.17	786	300	486	1.00	875	3,255	570	1.97	
2005	7,464	5,220	2,244	850	1,212	1.09	899	430	469	1.00	706	3,659	345	3.10	
2006	9,366	5,307	4,059	875	1,183	-	710	265	445	1.00	692	4,926	360	3.48	
													370	4.70	

# CITY OF SOUTH JORDAN

## Pledged-Revenue Coverage (continued)

Last Ten Fiscal Years  
(dollars in thousands)

Fiscal Year	MBA Lease Revenue Bonds				Excise Tax Road Bond				Tax Increment Revenue Bond			
	Debt Service				Debt Service				Debt Service			
	Sales & Use Tax	Principal	Interest	Coverage	Class C Road Funds Revenue	Principal	Interest	Coverage	Project 5 Revenues	Principal	Interest	Coverage
1997	\$ 240	\$ 162	\$ 78	1.00	\$ -	\$ -	\$ -	-	\$ -	\$ -	\$ -	-
1998	231	162	69	1.00	-	-	-	-	-	-	-	-
1999	232	171	61	1.00	-	-	-	-	-	-	-	-
2000	232	180	52	1.00	-	-	-	-	-	-	-	-
2001	236	193	43	1.00	220	-	75	2.95	-	-	-	-
2002	235	202	33	1.00	1,324	225	131	3.72	-	-	-	-
2003	407	209	198	1.00	1,072	240	120	2.98	304	-	67	4.50
2004	640	226	414	1.00	1,308	255	107	3.61	378	-	154	2.46
2005	724	325	399	1.00	1,415	265	95	3.93	464	176	150	1.42
2006	2,026	1,435	591	1.00	1,324	280	82	3.65	-	-	-	-

Source: The City of South Jordan

Notes: Details regarding the city's outstanding debt can be found in the notes to the financial statements. Operating expenses do not include interest, depreciation, or amortization expenses.

**CITY OF SOUTH JORDAN**  
Demographic and Economic Statistics  
Last Ten Calander Years

<u>Calender Year</u>	<u>Population</u>	<u>Personal Income</u>	<u>Per Capita Personal Income</u>	<u>Unemployment Rate</u>
1997	24,272	\$ 423,166,143	\$ 17,434	1.9%
1998	25,994	487,728,495	18,763	2.2%
1999	27,715	558,960,712	20,168	2.2%
2000	29,437	594,744,589	20,204	2.0%
2001	31,679	635,014,162	20,045	2.8%
2002	33,920	656,009,242	19,340	3.8%
2003	36,162	688,342,101	19,035	3.7%
2004	39,500	781,497,383	19,785	3.3%
2005	43,959	809,047,239	18,405	2.8%
2006	46,086	854,794,881	18,548	2.3%

Sources: Unemployment rate - [www.bls.gov/data/home.htm](http://www.bls.gov/data/home.htm)  
Personal income - [www.tax.utah.gov/esu/income](http://www.tax.utah.gov/esu/income)



# CITY OF SOUTH JORDAN

Principal Employers  
Current Year and Nine Years Ago

Employer	2006			1997		
	Employees	Rank	Percentage of Total City Employment	Employees	Rank	Percentage of Total City Employment
Jordan School District	986	1	6.07%			
Merit Medical	812	2	4.31%	340	3	4.79%
Ultradent Products	700	3	5.00%	448	2	6.31%
Walmart	550	4	3.39%			
City of South Jordan	381	5	2.35%			
Life Time Fitness	270	6	1.66%			
MegaPlex 20	264	7	1.63%			
Hewlett Packard	250	8	1.54%			
iBan General Holdings Corp.	229	9	1.41%			
Altius Health Plans, Inc.	203	10	1.25%			
Matrixx				1014	1	14.28%
Smith's				120	4	1.69%
Bill Good Marketing				82	5	1.16%
Denny's				60	6	0.85%
McDonalds				60	7	0.85%
Parson Engineering				40	8	0.56%
Pizza Hut				25	9	0.35%
Federal Land Bank				23	10	0.32%
Total	<u>4,645</u>		<u>28.62%</u>	<u>2,212</u>		<u>31.16%</u>

Source: The City of South Jordan

# CITY OF SOUTH JORDAN

Full-time-Equivalent City Government Employees by Function/Program  
Last Ten Fiscal Years

Function/Program	Full-time-Equivalent Employees as of June 30									
	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006
General government	-	7.5	6.5	4.5	9.5	6.5	11	6	5.5	9.75
Management services	-	-	-	-	6	12	11.5	20.5	18.5	20.5
Finance	-	7	7	6	5	4	5	4	7	5
Planning	-	5	5	5	6	6	9	6	9	7
Building	-	7	5	5	5	5	7	7	8	8
Other	-	3	3	4	4.75	5.75	7	7	7	7
Police	-	26	25	29	26	37	37	37	43	41
Officers	-	7.5	7.75	9	8.5	10.5	12	13.75	18.5	19.25
Civilians	-	20.5	21	30	28	38	34	34	34	44
Firefighters and officers	-	1	1.5	1.5	1.5	1.5	-	-	0.5	1.5
Civilians	-	-	-	-	-	1	1	1	1	1
Refuse collections	-	6	7	6	8	8	10	11	12.75	15.5
Other public works	-	5	4	11	13	20	26	20	32	39
Engineering	-	1	1	1	-	2	-	1.5	1.5	1
Other	-	6	10	7	6	9	20.5	22	76	76.5
Redevelopment	-	9	11	10	11	11.5	13	14	14	14
Parks and recreation	-	111.5	114.75	129	138.25	177.75	204	204.75	288.25	310
Water	-	-	-	-	-	-	-	-	-	-
Total	-	111.5	114.75	129	138.25	177.75	204	204.75	288.25	310

Source: The City of South Jordan HR Department

Notes: No Data Available for 1997

# CITY OF SOUTH JORDAN

Operating Indicators by Function/Program  
Last Ten Fiscal Years

Function/Program	Fiscal Year									
	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006
General government										
Building permits issued	627	663	565	713	652	842	1,084	1,380	1,522	1,772
Building inspections conducted	7,586	8,429	9,366	10,407	11,563	14,631	24,918	29,077	34,368	46,760
Police										
Physical arrests	681	690	782	534	1,176	964	922	1,060	988	1,008
Parking violations	120	120	120	356	140	179	130	246	454	586
Traffic violations	5,675	6,061	6,349	6,073	11,971	12,039	12,944	13,785	14,179	12,485
Fire										
Emergency responses	1,066	1,073	N/A	1,223	1,290	1,544	1,803	1,790	1,886	2,174
Fires extinguished	75	81	N/A	60	67	114	101	147	132	134
Inspections	724	736	N/A	1,343	1,079	1,310	1,631	1,669	2,148	2,860
Other public works										
Street resurfacing (miles)	2	2	2	2	2	2	2	3	4	6
Potholes repaired	1,110	1,110	1,110	1,290	1,555	1,571	1,745	1,876	1,934	2,080
Parks and recreation										
Athletic field permits issued	6	6	6	6	6	6	6	6	6	6
Community center admissions	-	-	-	-	-	-	4,960	5,109	5,262	5,420
Water										
New connections	294	640	507	213	246	419	1,294	280	820	905
Water main breaks	150	150	150	150	150	200	150	150	150	132
Average daily consumptions (thousands of gallons)	7,224	7,368	7,387	8,187	8,056	7,727	7,591	8,014	7,645	9,547
Peak daily consumption (thousands of gallons)	16,552	16,900	16,991	18,830	18,528	17,772	17,459	18,433	17,583	22,148

Sources: The City of South Jordan

Notes: Fire Department had no information for 1999, and Community center admissions is an estimate

# CITY OF SOUTH JORDAN

Capital Asset Statistics by Function/Program  
Last Ten Fiscal Years

Function/Program	Fiscal Year									
	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006
Police										
Stations	1	1	1	1	1	1	1	1	1	1
Sub station	-	-	-	-	-	1	1	1	1	1
Patrol units	18	19	23	26	29	33	34	38	44	44
Fire Stations	1	1	1	1	1	2	2	2	2	2
Other public works										
Streets (miles)	107	107	107	125	150	151	166	178	183	196
Streetlights	810	810	1,060	1,085	2,071	2,111	2,123	2,150	2,477	3,785
Storm Drain (miles)	38	38	43	50	65	68	73	78	89	96
Traffic signals	3	5	8	8	8	9	9	10	10	12
Parks and recreation										
Acreage	107	107	111	153	180	210	260	260	298	388
Playgrounds	7	8	9	10	11	12	13	14	15	16
Baseball/softball diamonds	9	9	9	9	9	9	9	9	9	9
Soccer/football fields	5	5	5	5	5	5	5	9	9	9
Community centers	-	-	-	-	-	-	1	1	1	1
Water										
Culinary Water Lines (miles)	128	128	128	150	160	161	172	187	219	244
Irrigation Water Lines (miles)	67	67	67	100	105	105	85	86	93	95
Fire Hydrants	1,466	1,501	1,560	1,611	1,680	1,811	1,894	1,894	2,115	2,416
Storage capacity (thou. of gallons)	-	-	-	-	-	-	-	-	14,000	14,000

Sources: The City of South Jordan



**SOUTH JORDAN CITY**

**SINGLE AUDIT AND STATE OF UTAH  
LEGAL COMPLIANCE REPORTS**

**YEAR ENDED JUNE 30, 2006**

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**SOUTH JORDAN CITY**  
**SCHEDULE OF EXPENDITURES OF FEDERAL AWARDS**  
**FOR THE YEAR ENDED JUNE 30, 2006**

<u>Federal Grantor/Pass Through Grantor Program Title</u>	<u>Federal CFDA Number</u>	<u>Pass Through Grant I.D. Number</u>	<u>Expenditures</u>
<b><u>U.S. Department of Homeland Security</u></b>			
Passed Through Utah Department of Homeland Security			
Staffing for adequate Fire and Emergency Response (SAFER)	97.083	N/A	\$ 101,041
Assistance to Fire Fighters Grant	97.044		120,747
Law Enforcement Terrorism Prevention Program (LETPP)	97.067		36,824
State Homeland Security Program 2005 (SHSP)	97.067		42,640
State Homeland Security Program 2004 (SHSP)	97.004		148,701
State Homeland Security Program 2003 (SHSP)	97.004		11,865
Total U.S. Department of Homeland Security			<u>461,818</u>
<b><u>U.S. Department of Justice</u></b>			
Direct			
Bryne Formula Grant Program	16.579		10,125
Bullet Proof Vest Partnership	16.607		2,904
Public Safety Partnership and Community Policing Grant			
Cops in Schools Grant	16.710		138,742
Public Safety Partnership and Community Policing Grant			
Universal Hiring Program	16.710		49,564
Passed Through Utah Office of Crime Victim Reparations			
Crime Victim Assistance	16.575		50,947
Total U.S. Department of Justice			<u>252,282</u>
<b><u>U.S. Department of Transportation</u></b>			
Passed Through State of Utah Dept. of Public Safety			
State and Community Highway Safety	20.600		<u>12,153</u>
<b><u>U.S. Department of Housing and Urban Development</u></b>			
Community Development Block Grant	14.218		<u>56,000</u>
<b>TOTAL EXPENDITURES OF FEDERAL AWARDS</b>			<b><u>\$ 782,253</u></b>



**SOUTH JORDAN CITY**  
**NOTES TO SCHEDULE OF EXPENDITURES OF FEDERAL AWARDS**  
**FOR THE YEAR ENDED JUNE 30, 2006**

**NOTE A - SIGNIFICANT ACCOUNTING POLICIES**

The accompanying schedule of expenditures of Federal awards is a summary of activities related to the City expenditure of Federal awards. The schedule has been prepared on the same basis as the basic financial statements. Most of the awards are reimbursement based. Therefore, as expenditures of Federal funds are made, revenue is recognized.

**NOTE B - ACCOUNTS RECEIVABLE**

The financial statements include accounts receivable from Federal programs. These receivables are accrued according to the accrual basis of accounting. The receivables reflect Federal awards that have been expended by yearend and not yet reimbursed.

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# GILBERT & STEWART

CERTIFIED PUBLIC ACCOUNTANTS  
 A PROFESSIONAL CORPORATION

## REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH GOVERNMENT AUDITING STANDARDS

Honorable Mayor and City Council  
 City of South Jordan  
 South Jordan, UT

December 6, 2006

We have audited the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of City of South Jordan as of and for the year ended June 30, 2006, and have issued our report thereon dated December 6, 2006. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States.

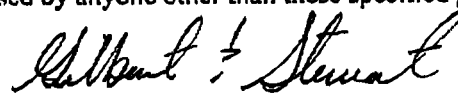
### Internal Control Over Financial Reporting

In planning and performing our audit, we considered the City of South Jordan's internal control over financial reporting in order to determine our auditing procedures for the purpose of expressing our opinion on the financial statements and not to provide assurance on the internal control over financial reporting. Our consideration of the internal control over financial reporting would not necessarily disclose all matters in the internal control over financial reporting that might be material weaknesses. A material weakness is a reportable condition in which the design or operation of one or more of the internal control components does not reduce to a relatively low level the risk that misstatements caused by error or fraud in amounts that would be material in relation to the financial statements being audited may occur and not be detected within a timely period by employees in the normal course of performing their assigned functions. We noted no matters involving the internal control over financial reporting and its operation that we consider to be material weaknesses.

### Compliance and Other Matters

As part of obtaining reasonable assurance about whether the City of South Jordan's financial statements are free of material misstatement we performed tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit and, accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance that are required to be reported under *Government Auditing Standards*.

This report is intended solely for the information of management, City Council, and Utah State Auditor and pass-through entities and is not intended to be and should not be used by anyone other than these specified parties.



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 Certified Public Accountants

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## INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE WITH REQUIREMENTS APPLICABLE TO EACH MAJOR PROGRAM AND INTERNAL CONTROL OVER COMPLIANCE IN ACCORDANCE WITH OMB CIRCULAR A-133, AUDITS OF STATES, LOCAL GOVERNMENTS, AND NON-PROFIT ORGANIZATIONS

Mayor and City Council  
South Jordan City  
South Jordan, Utah

December 6, 2006

### Compliance

We have audited the compliance of South Jordan City with the types of compliance requirements described in the *U.S. Office of Management and Budget (OMB) Circular A-133 Compliance Supplement* that are applicable to each of its major Federal programs for the year ended June 30, 2006. South Jordan City's major Federal programs are identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs. Compliance with the requirements of laws, regulations, contracts and grants applicable to each of its major Federal programs is the responsibility of South Jordan City's management. Our responsibility is to express an opinion on South Jordan City's compliance based on our audit.

We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and OMB Circular A-133, *Audits of States, Local Governments, and Non-Profit Organizations*. Those standards and OMB Circular A-133 require that we plan and perform the audit to obtain reasonable assurance about whether noncompliance with the types of compliance requirements referred to above that could have a direct and material effect on a major Federal program occurred. An audit includes examining, on a test basis, evidence about South Jordan City's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances. We believe that our audit provides a reasonable basis for our opinion. Our audit does not provide a legal determination on South Jordan City's compliance with those requirements.

In our opinion, South Jordan City complied, in all material respects, with the requirements referred to above that are applicable to each of its major Federal programs for the year ended June 30, 2006.

### Internal Control Over Compliance

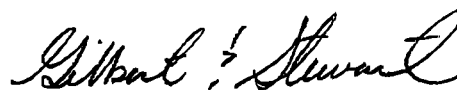
The management of South Jordan City is responsible for establishing and maintaining effective internal control over compliance with requirements of laws, regulations, contracts and grants applicable to Federal programs. In planning and performing our audit, we considered South Jordan City's internal control over compliance with requirements that could have a direct and material effect on a major Federal program in order to determine our auditing procedures for the purpose of expressing our opinion on compliance and to test and report on internal control over compliance in accordance with OMB Circular A-133.

Our consideration of the internal control over compliance would not necessarily disclose all matters in the internal control that might be a material weakness. A material weakness is a condition in which the design or operation of one or more of the internal control components does not reduce to a relatively low level the risk that noncompliance with applicable requirements of laws, regulations, contracts and grants that would be material in relation to a major Federal program being audited may occur and not be detected within a timely period by employees in the normal course of performing their assigned functions. We noted no matters involving the internal control over compliance and its operation that we consider to be material weaknesses.

**Schedule of Expenditures of Federal Awards**

We have audited the financial statements of South Jordan City as of and for the year ended June 30, 2006 and have issued our report thereon dated December 6, 2006. Our audit was performed for the purpose of forming an opinion on the financial statements taken as a whole. The accompanying schedule of expenditures of Federal Awards is presented for purposes of additional analysis as required by OMB Circular A-133 and is not a required part of the basic financial statements. Such information has been subjected to the auditing procedures applied in the audit of the financial statements and, in our opinion, is fairly stated, in all material respects, in relation to the financial statements taken as a whole.

This report is intended solely for the information of management, State Office of Education, Utah State Auditor, Federal and State award agencies and pass-through entities, and is not intended to be and should not be used by anyone other than these specified parties.



GILBERT & STEWART

*Certified Public Accountants*

**SOUTH JORDAN CITY**  
**SCHEDULE OF FINDINGS AND QUESTIONED COSTS**  
**FOR THE YEAR ENDED JUNE 30, 2006**

**A. SUMMARY OF AUDIT RESULTS**

1. The auditor's report expresses an unqualified opinion on the general purpose financial statements of South Jordan City.
2. No reportable conditions were disclosed during the audit of the financial statements.
3. No instances of noncompliance material to the financial statements of South Jordan City were disclosed during the audit.
4. No reportable conditions were disclosed during the audit on internal control over major Federal award programs.
5. The auditor's report on compliance for the major Federal award programs for South Jordan City expresses a unqualified opinion.
6. No audit findings relative to the major Federal award programs for South Jordan City are reported in this schedule.
7. The programs tested as major programs included: Homeland Security Cluster 97.067 and 97.004 as well as Public Safety Partnership and Community Policing Grants 16.710
8. The threshold for distinguishing Types A and B programs was \$300,000.
9. South Jordan City was determined to be a high-risk auditee.

**B. FINDINGS - FINANCIAL STATEMENTS AUDIT**

None

**C. FINDINGS AND QUESTIONED COSTS - MAJOR AWARD PROGRAMS**

None

**D. FINDINGS AND QUESTIONED COSTS - MAJOR AWARD PROGRAMS - PRIOR YEAR**

None

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CERTIFIED PUBLIC ACCOUNTANTS  
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## INDEPENDENT AUDITOR'S REPORT ON LEGAL COMPLIANCE IN ACCORDANCE WITH THE UTAH STATE LEGAL COMPLIANCE AUDIT GUIDE

Honorable Mayor and City Council  
 City of South Jordan  
 South Jordan, UT

December 6, 2006

We have audited the accompanying financial statements of the governmental activities, the business-type activities, each major fund, and the remaining fund information of City of South Jordan for the year ended June 30, 2006, and have issued our report thereon dated December 6, 2006. As part of our audit, we have audited City of South Jordan's compliance with the requirements governing types of services allowed or unallowed; eligibility; matching; level of effort, or earmarking; special tests and provisions applicable to each of its major state assistance programs as required by the State of Utah's Legal Compliance Audit Guide for the year ended June 30, 2006. The City received the following major state assistance programs from the State of Utah:

Class "C" Road Funds (Department of Transportation)  
 Liquor Funds (Utah State Tax Commission)

The City also received the following nonmajor grants which are not required to be audited for specific compliance requirements: (However, these programs were subject to test work as part of the audit of the City of South Jordan's financial statements.)

Library Service Development (State Library)  
 Emergency Medical Services (Department of Health)  
 Historical Grant (Department of Community & Economic Development)

Our audit also included test work on the City's compliance with those general compliance requirements identified in the Compliance Manual for Audits of Local Governments in Utah including:

Public Debt	Justice Courts
Cash Management	B & C Road Funds
Purchasing Requirements	Special Cities
Budgetary Compliance	Other Compliance Requirements
Property Tax	Department of Commerce - Building Permits
Liquor Law Enforcement	Impact Fees
	Asset Forfeitures

The management of the City of South Jordan is responsible for the City's compliance with all compliance requirements identified above. Our responsibility is to express an opinion on compliance with those requirements based on our audit.

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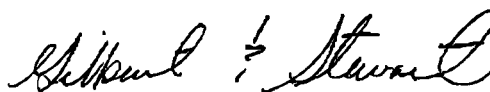
HEBER OFFICE  
 45 SOUTH MAIN ST.  
 HEBER, UTAH 84032  
 (435) 854-8477  
 FAX (801) 373-5622

WWW.GILBERTANDSTEWART.COM

We conducted our audit in accordance with auditing standards generally accepted in the United States of America and *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether material noncompliance with the requirements referred to above occurred. An audit includes examining, on a test basis, evidence about the City's compliance with those requirements. We believe that our audit provides a reasonable basis for our opinion.

The results of our audit procedures disclosed immaterial instances of noncompliance with the requirements referred to above, which are described in the accompanying management letter. We considered these instances of noncompliance in forming our opinion on compliance, which is expressed in the following paragraph.

In our opinion, the City of South Jordan complied, in all material respects, with the general compliance requirements identified above and the requirements governing types of services allowed or unallowed; eligibility; matching; level of effort, or earmarking; reporting; and special tests and provisions that are applicable to each of its major state assistance programs for the year ended June 30, 2006.



GILBERT & STEWART  
Certified Public Accountants

# **SOUTH JORDAN CITY**

## **MANAGEMENT LETTER**

**JUNE 30, 2006**



**GILBERT & STEWART**  
CERTIFIED PUBLIC ACCOUNTANTS  
A PROFESSIONAL CORPORATION

RANDEL A. HEATON, C.P.A.  
LYNN A. GILBERT, C.P.A.  
JAMES A. GILBERT, C.P.A.  
REN H. PROBST, C.P.A.

SIDNEY S. GILBERT, C.P.A.  
JAMES E. STEWART, C.P.A.

190 WEST 800 NORTH  
SUITE 100  
PROVO, UTAH 84601  
TELEPHONE (801) 377-5300  
FAX (801) 373-5622

December 6, 2006

Honorable Mayor and City Council  
City of South Jordan  
South Jordan, UT

We have audited the financial statements of City of South Jordan for the year ended June 30, 2006 and have issued our report thereon dated December 6, 2006. Professional standards require that we provide you with the following information related to our audit.

Our Responsibility under U.S. Generally Accepted Auditing Standards and Government Auditing Standards

As stated in our engagement letter dated September 6, 2006, our responsibility, as described by professional standards, is to plan and perform our audit to obtain reasonable, but not absolute, assurance that the financial statements are free of material misstatement and are fairly presented in accordance with U.S. generally accepted accounting principles. Because an audit is designed to provide reasonable, but not absolute assurance and because we did not perform a detailed examination of all transactions, there is a risk that material misstatements may exist and not be detected by us.

As part of our audit, we considered the internal control of City of South Jordan. Such considerations were solely for the purpose of determining our audit procedures and not to provide any assurance concerning such internal control structure.

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we performed tests of the City of South Jordan's compliance with certain provisions of laws, regulations, contracts, and grants. However, the objective of our tests was not to provide an opinion on compliance with such provisions.

This letter is issued as required by Statement on Auditing Standards No. 61, "Communications with audit committees", which requires auditors to determine that certain matters related to the conduct of an audit are communicated to those who have responsibility for the oversight of the financial reporting process.

Significant Accounting Policies

Management has the responsibility for selection and use of appropriate accounting policies. In accordance with the terms of our engagement letter, we will advise management about the appropriateness of accounting policies and their application. The

significant accounting policies used by City of South Jordan are described in Note 1 to the financial statements. No new accounting policies or procedures were adopted and the application of existing policies was not changed during the year. We noted no transactions entered into by City of South Jordan during the year that were both significant and unusual, and of which, under professional standards, we are required to inform you, or transactions for which there is a lack of authoritative guidance or consensus.

#### Accounting Estimates

Accounting estimates are an integral part of the financial statements prepared by management and are based on management's knowledge and experience about past and current events and assumptions about future events. Certain accounting estimates are particularly sensitive because of their significance to the financial statements and because of the possibility that future events affecting them may differ significantly from those expected.

#### Significant Audit Adjustments

For purposes of this letter, professional standards define an audit adjustment as a proposed correction of the financial statements that, in our judgment, may not have been detected except through our auditing procedures. An audit adjustment may or may not indicate matters that could have a significant effect on the City of South Jordan's financial reporting process. In our judgment, none of the adjustments we proposed whether recorded or unrecorded by the City, either individually or in the aggregate, indicate matters that could have a significant effect on the City's financial reporting process.

#### Disagreements with Management

For purposes of this letter, professional standards define a disagreement with management as a matter, whether or not resolved to our satisfaction, concerning a financial accounting, reporting, or auditing matter that could be significant to the financial statements or the auditor's report. We are pleased to report that no such disagreements arose during the course of our audit.

#### Consultations with Other Independent Accountants

In some cases, management may decide to consult with other accountants about auditing and accounting matters, similar to obtaining a "second opinion" on certain situations. If a consultation involves application of an accounting principal to the government unit's financial statements or a determination of the type of auditor's opinion that may be expressed on those statements, our professional standards require the consulting accountant to check with us to determine that the consultant has all the relevant facts. To our knowledge, there were no such consultations with other accountants.

#### Issues Discussed Prior to Retention of Independent Auditors

We generally discuss a variety of matters, including the application of accounting principles and auditing standards, with management each year prior to retention as the City's auditors. However, these discussions occurred in the normal course of our professional relationship and our responses were not a condition to our retention.

Difficulties Encountered in Performing the Audit

We encountered no significant difficulties in dealing with management in performing and completing our audit.

The following matters are items noticed during our audit which related to Utah State compliance issues:

Utah State Findings – Current Year

None

Utah State Findings – Prior Year

05-1 General Compliance – Budgetary Compliance

**Finding:** Utah State law prohibits the City from incurring expenditures in excess of those budgeted. We noted the City had expenditures in excess of appropriations of \$1,090,711 in the Redevelopment Agency Fund.


**Recommendation:** We recommend that the City make necessary budgetary adjustments to bring the fund balance into compliance with the state law.

**City's Response:** We concur with the auditor's recommendation and have made necessary adjustments.

We thank you for the opportunity to serve the City of South Jordan. City personnel were very helpful in providing required documentation and information during our audit. Management is providing information and services to the City in an efficient and competent manner. If you have any questions regarding the above information or our audit please call.

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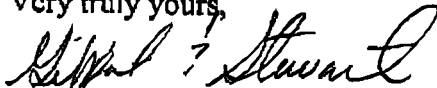
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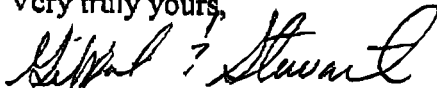
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